LOT 53 PALMETTO SUBD PHASE II
PB 6 P 20

PALMETTO II OF WAKULLA COUNTY LLC
4004 NORTON AVE STE 2020
TALLAHASSEE, FL 32308

2024

00-00-055-418-01932-053

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 90
Interior Wall	06	CUST PANEL 10
Interior Floo	07	VYL PLANK 60
Interior Floo	14	CARPET 40
Ceiling	09	9 FT 100
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 100
Bedrooms		4 100
Bathrooms		3.5 100
Stories	1.	1. 100
Units		0 100
Condition Adj	12	AVERAGE 100
Quality	03	AVERAGE
DOR CODE	0100	SINGLE FAMILY

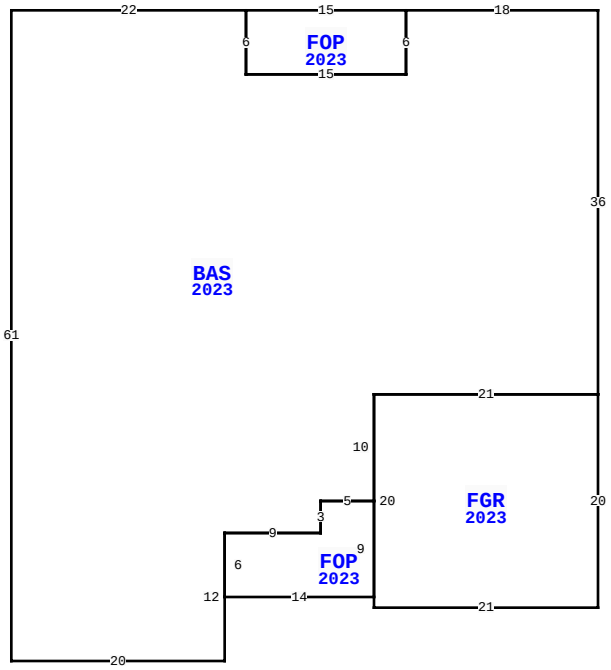
MAP NUM: 1 | MKT AREA: 10
NEIGHBORHOOD/LOC: 418.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,557	100	2023	2,557	279,838
FGR	420	50	2023	210	22,982
FOP	90	30	2023	27	2,955
FOP	99	30	2023	30	3,283
TOTALS	3,166			2,824	309,059

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,824	115.2000	109.44	309,059	2023	2023	0	0	0	0.00	100.00

1 SINGLE FAM 0% - 2024 Heated Area: 2557 HX Base Yr



118 SHELBY DR, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	10/22/2021 PB
INC DATE		AG DATE	

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0210	CONCRETE D	0	0	59	17	1,003.00	SF	6.00	6.00	100	2024	2023	AV	100	6,018	
2	0211	CONCRETE W	0	0	0	0	34.00	SF	6.00	6.00	100	2024	2023	AV	100	204	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	309,059
TOTAL MARKET OB/XF VALUE	6,222
TOTAL LAND VALUE - MARKET	60,000
TOTAL MARKET VALUE	375,281
SOH/AGL Deduction	0
ASSESSED VALUE	375,281
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	375,281
TOTAL JUST VALUE	375,281
NCON VALUE	315,281
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	55,000

MM PU NCON & XFOBS 02-09-2023

LOT 53 NEW SUB FROM 09932-004

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000362	SFD-CO	0	05/09/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1173/0202	10/07/2020	WD	Q	V	01	750,000

GRANTOR: OLD AARON INVESTMENT

GRANTEE: PALMETTO II OF WAKU

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=-40,-30] E22 S6 E15 N6 E18 S36 W21 S10 W5 S3 W9 S12 W20 N61 $
FOP=[YR=2023;ORIG=-18,-30] E15 S6 W15 N6 $
FGR=[YR=2023;ORIG=-6,6] E21 S20 W21 N20 $
FOP=[YR=2023;ORIG=-20,19] S6 E14 N9 W5 S3 W9 $
.

LAND DESCRIPTION

TOTAL OB/XF 6,222

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

REVIEW DATE 02/09/2023 BY MMEB Total Acres: 0.36 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 06/17/2026 BY SYS