

COM AT THE NE CORNER OF THE  
 NW 1/4 OF LOT 71 HS, THENCE  
 RUN S 72 DEG 41' 00 " WEST

THOMAS LEONARD  
 2128 SEMINOLE DR  
 TALLAHASSEE, FL 32301

**2024**

00-00-071-000-10131-001  


BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										WAKULLA COUNTY PROPERTY										
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY											
															<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 27,950 <b>TOTAL MARKET VALUE</b> 27,950 <b>SOH/AGL Deduction</b> 13,641 <b>ASSESSED VALUE</b> 14,309 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 14,309 <b>TOTAL JUST VALUE</b> 27,950 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 18,275 5 YR CK, N/C, IT 01-08-22 5 YR CK, N/C, IT 01-08-22 5 YR PRCL CH, N/C S/O 1.00 AC TO NEW PRCL 10131-003											
DOR CODE			0000 VACANT RESIDENTIAL												PERMIT NUM				DESCRIPTION				AMT		ISSUED	
MAP NUM			3			MKT AREA			10																	
NEIGHBORHOOD/LOC			991.00			1.00/																				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE											<b>SALES DATA</b>										
OFF RECORD Number		DATE		TYPE INST		Q U		V I		RSN CD		SALE PRICE														
0963/0557		3/04/2015		QC U		V		11		100																
GRANTOR: FRANKLIN DERRICK																										
GRANTEE: THOMAS LEONARD																										
0940/0807		5/07/2014		QC U		V		11		10,000																
GRANTOR: HARRIS JOHN H JR																										
GRANTEE: FRANKLIN DERRICK &																										
TOTALS															BLD DATE			LGL DATE			09/18/2015			MMSR		
EXTRA FEATURES															XF DATE			LAND DATE								
INC DATE															AG DATE											
WEBSTER RD, CRAWFORDVILLE																										
L N	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										
BUILDING NOTES																										
BUILDING DIMENSIONS																										
LAND DESCRIPTION															TOTAL OB/XF			0								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV		
1	000000	C	VAC RES	0			0.00	0.00	2.15	AC		1.00	1.00	0.65	20,000.00	13,000.00	27,950									
REVIEW DATE 03/27/2024 BY DC Total Acres: 2.15 Total Land Value: 27,950 Market: 0 Agricultural: 0 Common: 27,950 PRINTED 04/22/2026 BY SYS																										