

LOT 74 HS P-2-3-M-20-A  
 LYING IN NW CORNER LOT 74 HS  
 OR 92 P 328 - 330 & 332

BAROODY TIMOTHY/ANGELO E PETRANDIS  
 P O BOX 1054  
 EASTPOINT, FL 32328

2024

00-00-074-000-10205-003



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										
															VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 1,539,036 TOTAL LAND VALUE - MARKET 112,500 TOTAL MARKET VALUE 1,651,536 SOH/AGL Deduction 981,649 ASSESSED VALUE 669,887 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 669,887 TOTAL JUST VALUE 1,651,536 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 1,651,663 5 YR PRCL CH N/C -MM 5 YR PRCL CH, PU XFOB LN 10-13 5 YR PRCL CH, N/C ADDRESS CHANGE PER OWNER PERMIT NUM DESCRIPTION AMT ISSUED 18000958 MINI STORAGE-CO 0 10/05/2018 2005264 MINI STORAGE 0 03/02/2005 027232 SEWER 0 12/04/2000 027018 ELEC 0 09/27/2000 026043 BLDG 0 12/21/1999 026023 SIGN 0 12/15/1999										
DOR CODE 4820 MINI WAREHOUSE			MAP NUM 2 MKT AREA 10			NEIGHBORHOOD/LOC 000 1.00/			AREA TYPE TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE			SALES DATA OFF RECORD Number DATE TYPE INST Q U / V I / RSN CD SALE PRICE 0255/0841 6/01/1995 WD U V 105,000 GRANTOR: GRANTEE: 0228/0656 3/08/1994 PD U V 100 GRANTOR: GRANTEE:													
TOTALS															BLD DATE 02/04/2019 RTSR LGL DATE 01/14/2020 MMFR										
EXTRA FEATURES															2310 CRAWFORDVILLE HWY, 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										
1	1350	MINI STORA	0 0	30 160	4,800.00	SF	45.00	45.00	100	1996	1996	FR	100	216,000											
2	1350	MINI STORA	0 0	30 150	4,500.00	SF	45.00	45.00	100	1996	1996	FR	100	202,500											
3	1350	MINI STORA	0 0	30 130	3,900.00	SF	45.00	45.00	100	1997	1997	FR	100	175,500											
4	1350	MINI STORA	0 0	35 150	5,250.00	SF	45.00	45.00	100	1997	1997	FR	100	236,250											
5	1350	MINI STORA	0 0	160 30	4,800.00	SF	45.00	45.00	100	1998	1998	FR	100	216,000											
6	1350	MINI STORA	0 0	290 20	5,800.00	SF	45.00	45.00	100	2005	2005	FR	100	261,000											
7	1350	MINI STORA	0 0	140 35	4,900.00	SF	45.00	45.00	100	2019	2019	FR	100	220,500											
8	0211	CONCRETE W	0 0	18 7	126.00	SF	6.00	6.00	100	2019	2019	3	85	643											
9	0210	CONCRETE D	0 0	23 17	391.00	SF	6.00	6.00	100	2019	2019	3	85	1,994											
10	0211	CONCRETE W	0 0	4 3	12.00	SF	6.00	6.00	100	2019	2019	3	85	61											
TOTAL OB/XF 1,530,448																									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1	004800	C	WARE-H,STORA	0		C2	0.00	0.00	2.25	AC		1.00	1.00	1.00	50,000.00	50,000.00	112,500								
REVIEW DATE 01/14/2020 BY MMFR Total Acres: 2.25 Total Land Value: 112,500 Market: 0 Agricultural: 0 Common: 112,500 PRINTED 04/08/2026 BY SYS																									

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11	0125	MTL/VYL AC	0 0	0 0	160.00	LF	19.00	19.00	100	1995	1995	3	20	608																																							
12	0100	6" CHAINLI	0 0	0 0	2,000.00	LF	19.00	19.00	100	1995	1995	3	20	7,600																																							
13	0100	6" CHAINLI	0 0	0 0	100.00	LF	19.00	19.00	100	1995	1995	3	20	380																																							
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