CASORA ESTATES UNIT 2
LOT 16
OR 46 P 203 OR 92 P 255

CARD CHARLES O TRUST
P O BOX 1212
NEWBURY PORT, MA 01950

2024

00-00-090-119-11626-041

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
MAP NUM	5	MKT AREA	08
NEIGHBORHOOD/LOC	119.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

GLOVER DADDY RD, CRAWFORDVILLE

BLD DATE	03/31/2021 FRJS	LGL DATE	03/31/2021 FRJS
XF DATE		LAND DATE	
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	42,500
TOTAL MARKET VALUE	42,500
SOH/AGL Deduction	19,873
ASSESSED VALUE	22,627
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	22,627
TOTAL JUST VALUE	42,500
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	42,500

5 YR PRCL CH, N/C

5 YR PRCL CH, N/C

COA PER PA COA FORM CHARLES 978-397-0121

5 YR PRCL CH, N/C

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1026/0161	2/17/2017	QC	U	V	11	100
GRANTOR: CARD CHARLES O						
GRANTEE: CARD CHARLES O TRUS						
0475/0280	2/18/2003	WD	Q	V		26,000
GRANTOR: OAKS						
GRANTEE: CARD						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	000000	C	VAC RES	0			208.00	417.00	1.00	LT		1.00	1.00	1.00	42,500.00	42,500.00	42,500							

REVIEW DATE 03/31/2021 BY FRJS Total Acres: 1.99 Total Land Value: 42,500 Market: 0 Agricultural: 0 Common: 42,500 PRINTED 04/08/2026 BY SYS