LOT 105 HS P-9-4-M-25A
IN E 1/2 OF LOT 105 HS
OR 46 P 95 OR 63 P 900

CALLAHAN BRUCE
202 JONES RD
CHATSWORTH, FL 30705

2024

00-00-105-000-11736-004

WAKULLA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0100	SINGLE FAMILY	
MAP NUM	4	MKT AREA	08
NEIGHBORHOOD/LOC	000	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

135 RODDENBERRY SINK RD, CRAWFORDVILLE

BLD DATE	06/11/2015	MMSR	LGL DATE	
XF DATE	10/21/2019	MMLC	LAND DATE	10/21/2019 MMLC
INC DATE			AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	684
TOTAL LAND VALUE - MARKET	15,551
TOTAL MARKET VALUE	16,235
SOH/AGL Deduction	1,219
ASSESSED VALUE	15,016
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	15,016
TOTAL JUST VALUE	16,235
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	16,295

5 YR PRCL CK, N/C

REMOVE HX

LIS PENDENS 5/15/2012 OR879/877.

QUESTIONNAIRE MLD 1/2013,UNRTND AS OF 5/10/13

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16000736	ELEC	0	07/26/2016
15000520	ELEC	0	06/11/2015
2014772	DEMO	0	09/16/2014

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1006/0697	3/14/2016	WD	U	I	30	1,000
GRANTOR: PRITCHARD EDDIE M						
GRANTEE: CALLAHAN BRUCE						
0965/0160	3/10/2015	QC	U	I	12	127,800
GRANTOR: U.S. BANK NATIONAL AS						
GRANTEE: PRITCHARD EDDIE M						

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
1	0055	PORTABLE C	0	0	20	20	400.00	SF	3.00	3.00	100	2013	2013	3	57	684	

LAND DESCRIPTION

TOTAL OB/XF 684

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	2.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	15,000							
2	009630	C	WETLAND	0			0.00	0.00	5.51	AC		1.00	1.00	1.00	100.00	100.00	551							

REVIEW DATE 10/21/2019 BY MMLC Total Acres: 7.51 Total Land Value: 15,551 Market: 0 Agricultural: 0 Common: 15,551 PRINTED 05/20/2026 BY SYS