

LOT 115 HS P-40-M-25-D  
 LYING IN LOTS 114 & 115 HS  
 DB 52 P 521 OR 529 P 357-361

ADAMS MATTIE CAROL REVOCABLE TRUST  
 282 SEAY RD  
 FAYETTEVILLE, GA 30215

2024

00-00-115-000-11918-000



| 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<br>Tax Group: 3 Tax Dist:<br>BUILDING MARKET VALUE 0<br>TOTAL MARKET OB/XF VALUE 0<br>TOTAL LAND VALUE - MARKET 15,000<br>TOTAL MARKET VALUE 15,000<br>SOH/AGL Deduction 5,017<br>ASSESSED VALUE 9,983<br>TOTAL EXEMPTION VALUE 0<br>BASE TAXABLE VALUE 9,983<br>TOTAL JUST VALUE 15,000<br>NCON VALUE 0<br>INCOME VALUE<br>PREVIOUS YEAR MKT VALUE 15,000<br>5 YR PRCL CK, N/C<br>5 YR PRCL CH, N/C<br>CAROL ADAMS 770-716-0748<br>ADD CHG PER TC |        |                   |    |        |  |  |  |  |  |  |  |
|  |                  |              |                      |              |                      |                              |       |       |                |                    |         |             |             |                |                 |                |                     |                             |      | PERMIT NUM DESCRIPTION AMT ISSUED  |        |                   |    |        |  |  |  |  |  |  |  |
|  |                  |              |                      |              |                      |                              |       |       |                |                    |         |             |             |                |                 |                |                     |                             |      | SALES DATA<br>OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE<br>1058/0201 11/15/2017 WD U V 30 11,900<br>GRANTOR: ADAMS M CAROL TRUSTEE<br>GRANTEE: ADAMS MATTIE CAROL<br>0529/0361 3/23/2004 WD U V 100<br>GRANTOR: ADAMS<br>GRANTEE: ADAMS  |        |                   |    |        |  |  |  |  |  |  |  |
| DOR CODE 0000 VACANT RESIDENTIAL   |                  |              |                      |              |                      |                              |       |       |                | BLD DATE           |         |             |             |                |                 |                |                     |                             |      | LGL DATE   |        |                   |    |        |  |  |  |  |  |  |  |
| MAP NUM 4 MKT AREA 05  |                  |              |                      |              |                      |                              |       |       |                | XF DATE            |         |             |             |                |                 |                |                     |                             |      | LAND DATE 10/08/2019 MMLC  |        |                   |    |        |  |  |  |  |  |  |  |
| NEIGHBORHOOD/LOC 000 1.00/   |                  |              |                      |              |                      |                              |       |       |                | INC DATE           |         |             |             |                |                 |                |                     |                             |      | AG DATE  |        |                   |    |        |  |  |  |  |  |  |  |
| AREA TYPE  | TOTAL GROSS AREA | PCT OF BASE  | YEAR                 | TOT ADJ AREA | SUBAREA MARKET VALUE | SPRINGVIEW DR, CRAWFORDVILLE |       |       |                |                    |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |  |  |
| EXTRA FEATURES   |                  |              |                      |              |                      |                              |       |       |                | TOTALS             |         |             |             |                |                 |                |                     |                             |      | TOTAL OB/XF 0  |        |                   |    |        |  |  |  |  |  |  |  |
| 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        |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |  |  |
| L N  | USE CODE         | CLS          | LAND USE DESCRIPTION | CAP          | R D                  | LOC ZONE                     | FRONT | DEPTH | TOT LND UTS    | UNIT TYPE          | D T     | DPHT 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  | 1.50           | AC                 |         | 1.00        | 1.00        | 1.00           | 10,000.00       | 10,000.00      | 15,000              |                             |      |  |        |                   |    |        |  |  |  |  |  |  |  |
| REVIEW DATE 10/08/2019 BY MMLC Total Acres: 1.50 Total Land Value: 15,000 Market: 0 Agricultural: 0 Common: 15,000 PRINTED 04/22/2026 BY SYS |                  |              |                      |              |                      |                              |       |       |                |                    |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |  |  |