

OYSTER BAY ESTATES UNIT 1
 BLOCK B LOT 2
 OR 44 P 654 & OR 70 P 677

THE RFJ401K TRUST/DEBEAUGRINE JAMES P TRUSTEE
 1778 VINEYARD WAY
 TALLAHASSEE, FL 32317

2024

00-00-121-055-12176-000



| 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 Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 918 TOTAL LAND VALUE - MARKET 80,000 TOTAL MARKET VALUE 80,918 SOH/AGL Deduction 0 ASSESSED VALUE 80,918 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 80,918 TOTAL JUST VALUE 80,918 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 59,418 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | 5 YR PRCL CK, CHG PROP AND LAND CODE TO VACNT ADD CHG PER QUINCEE VIA TCO 5 YR PRCL CH, NO DOCKS AS OF THIS DATE 5 YR PRCL CH, CORR LAND CODE | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | <table border="1"> <thead> <tr> <th>PERMIT NUM</th> <th>DESCRIPTION</th> <th>AMT</th> <th>ISSUED</th> </tr> </thead> <tbody> <tr> <td>2014921</td> <td>ELEC</td> <td>0</td> <td>11/18/2014</td> </tr> <tr> <td>2014899</td> <td>DOCKS/SEAWALL</td> <td>0</td> <td>11/06/2014</td> </tr> </tbody> </table> | | | | | | | | | | PERMIT NUM | DESCRIPTION | AMT | ISSUED | 2014921 | ELEC | 0 | 11/18/2014 | 2014899 | DOCKS/SEAWALL | 0 | 11/06/2014 | | | | | | | | | | | | | | | | | | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2014921 | ELEC | 0 | 11/18/2014 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2014899 | DOCKS/SEAWALL | 0 | 11/06/2014 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | <table border="1"> <thead> <tr> <th colspan="10">SALES DATA</th> </tr> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1246/0420</td> <td>1/07/2022</td> <td>WD</td> <td>Q</td> <td>I</td> <td>01</td> <td>85,000</td> </tr> </tbody> </table> GRANTOR: MESSERSMITH FRANK S & GRANTEE: DEBEAUGRINE JAMES P 0656/0725 5/14/2006 QC Q I 01 100 GRANTOR: MESSERSMITH FRANK S GRANTEE: MESSERSMITH FRANK S | | | | | | | | | | SALES DATA | | | | | | | | | | OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE | 1246/0420 | 1/07/2022 | WD | Q | I | 01 | 85,000 | | | | | | | | |
| SALES DATA | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1246/0420 | 1/07/2022 | WD | Q | I | 01 | 85,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| TOTALS | | | | | | | | | | | | | | | | | | | | 68 GULF BREEZE DR, CRAWFORDVILLE BLD DATE 07/08/2019 MMSS LGL DATE 07/08/2019 MMSS XF DATE INC DATE | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| EXTRA FEATURES | | | | | | | | | | | | | | | | | | | | <table border="1"> <thead> <tr> <th>L N</th> <th>OB/XF CODE</th> <th>DESCRIPTION</th> <th>BLD CAP</th> <th>L W</th> <th>UNITS</th> <th>UT</th> <th>Adj R</th> <th>ADJ UNIT PRICE</th> <th>ORIG COND</th> <th>YEAR ON</th> <th>YEAR ACTUAL</th> <th>Q</th> <th>% COND</th> <th>OB/XF MKT VALUE</th> <th>NOTES</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>0870</td> <td>SEAWALL AL</td> <td>0 0</td> <td>0 0</td> <td>90.00</td> <td>LF</td> <td>51.00</td> <td>51.00</td> <td>100</td> <td>1995</td> <td>1995</td> <td>3</td> <td>20</td> <td>918</td> <td></td> </tr> </tbody> </table> | | | | | | | | | | 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 | 0870 | SEAWALL AL | 0 0 | 0 0 | 90.00 | LF | 51.00 | 51.00 | 100 | 1995 | 1995 | 3 | 20 | 918 | |
| 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 | 0870 | SEAWALL AL | 0 0 | 0 0 | 90.00 | LF | 51.00 | 51.00 | 100 | 1995 | 1995 | 3 | 20 | 918 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| LAND DESCRIPTION | | | | | | | | | | | | | | | | | | | | TOTAL OB/XF 918 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 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 | 000131 | C | SFR CANAL | 0 | | | 70.00 | 100.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 80,000.00 | 80,000.00 | 80,000 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| REVIEW DATE 07/08/2019 BY MMSS Total Acres: 0.16 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 04/01/2026 BY SYS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |