

SOUTHSIDE ESTATES LOT 25 & A
 36 FT PARCEL TO CREEK
 OR 577 P 195 OR 910 P 799

PAGARD RICHARD/ANDREWS CAROL K
 8648 COUNTY RD 3816
 ATHENS, TX 75752

2024

00-00-121-159-11969-A25



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 0 TOTAL LAND VALUE - MARKET 56,000 TOTAL MARKET VALUE 56,000 SOH/AGL Deduction 0 ASSESSED VALUE 56,000 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 56,000 TOTAL JUST VALUE 56,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 56,000 5 YR PRCL CH, N/C 5 YR PRCL CH, N/C 5 YR PRCL CK,N/C ADDRESS CHANGE PER OWNER													
DOR CODE		0000 VACANT RESIDENTIAL																		PERMIT NUM		DESCRIPTION		AMT		ISSUED							
MAP NUM		4		MKT AREA		06																											
NEIGHBORHOOD/LOC		159.00		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 1324/0074 8/03/2023 WD Q V 01 40,000 GRANTOR: MOYNAHAN DAVID F & WA GRANTEE: PAGARD RICHARD & AN 0910/0799 5/08/2023 WD U V 11 100 GRANTOR: WAKOA CRYSTAL S GRANTEE: MOYNAHAN DAVID F &													
TOTALS		CARROL DR, CRAWFORDVILLE																		BLD DATE		LGL DATE		06/10/2019		MMTP							
EXTRA FEATURES																				XF DATE		LAND DATE											
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										0													
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	1.00	LT		1.00	1.00	0.80	70,000.00	56,000.00	56,000																
REVIEW DATE 01/01/2023 BY JS Total Acres: 0.00 Total Land Value: 56,000 Market: 0 Agricultural: 0 Common: 56,000 PRINTED 06/10/2026 BY SYS																																	