

FIDDLER'S COVE SUB PHASE 2  
 LOT 24 OR 402 P 519-536  
 OR 499 P 800 OR 941 P 832

HARBAR HOLDINGS LLC  
 PO BOX 786  
 EAST ELLIJAY, GA 30539

2024

00-00-121-285-11968-B24



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									
																				<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 30,000 <b>TOTAL MARKET VALUE</b> 30,000 <b>SOH/AGL Deduction</b> 2,500 <b>ASSESSED VALUE</b> 27,500 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 27,500 <b>TOTAL JUST VALUE</b> 30,000 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 25,000 5 YR CK, VCNT PRCL 5 YR PRCL CK, N/C 5 YR PRCL CH, N/C 5 YR PRCL CH, N/C											
DOR CODE		0000 VACANT RESIDENTIAL																													
MAP NUM		4		MKT AREA																06											
NEIGHBORHOOD/LOC		274.00 1.00/																													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS																															
EXTRA FEATURES										FIDDLERS TRCE, CRAWFORDVILLE										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 06/18/2019 MMSS											
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															
																	TOTALS														
																	0														
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	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000														
REVIEW DATE 01/08/2022 BY ITLA Total Acres: 0.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 04/01/2026 BY SYS																															