1 4S 1E P-4-M-83A
ALL OF LOT 3 IN SEC 1
OR 10 P 82

WOHLWENDER ESTATE PROPERTIES LLC
P O BOX 743
AMERICUS, GA 31709

2024

01-4S-01E-000-05545-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5400	TIMBERLAND 90+	
MAP NUM	1	MKT AREA	07
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

, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE	08/20/2021 MMMK	LAND DATE	08/20/2021 MMMK
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	252,000
TOTAL MARKET VALUE	23,400
SOH/AGL Deduction	0
ASSESSED VALUE	23,400
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	23,400
TOTAL JUST VALUE	252,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	0

2022 AG RENEWAL RECD

5 YR PRCL CHK, N/C

2021 AG RENEWAL RECD

OWNER FOR SIGNATURE

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0800/0307	7/13/2009	QC	U	V	11	100
GRANTOR: CRISP MARY WOHLWENDER						
GRANTEE: WOHLWENDER ESTATE P						
0620/0876	10/14/2005	OR	Q	I	01	0
GRANTOR: ESTATE OF WOHLWENDER						
GRANTEE: CRISP MARY W						

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	005400	A	TIMBER 1 PLA	0			0.00	0.00	72.00	AC		1.00	1.00	1.00	325.00	325.00	23,400							

REVIEW DATE 08/20/2021 BY MMMK Total Acres: 72.00 Total Land Value: 23,400 Market: 252,000 Agricultural: 23,400 Common: 0 PRINTED 04/01/2026 BY SYS