1-5S-2W P-1-M-52
W 1/2 OF THE NW 1/4 OF NW 1/4
DB 56 P 500 OR 156 P 804

EDDIE FRANKLIN & ASSOCIATES
40 E L FRANKLIN DR
SOPCHOPPY, FL 32358

2024

01-5S-02W-000-02433-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5900	TIMBERLAND MIXED	
MAP NUM	5	MKT AREA	08
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

SOPCHOPPY HWY, CRAWFORDVILLE

BLD DATE		LGL DATE	04/30/2018 MMJT
XF DATE		LAND DATE	
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	150,000
TOTAL MARKET VALUE	13,675
SOH/AGL Deduction	845
ASSESSED VALUE	12,830
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	12,830
TOTAL JUST VALUE	150,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	7,500

5 YR CK, VCNT PRCL.
CORRECT LAND LINE
2022 AG RENEWAL RECD
2021 AG RENEWAL REC'D

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0722/0718	7/06/2007	QC	Q	V	01	100
GRANTOR: FRANKLIN EDDIE & FAYE						
GRANTEE: EDDIE FRANKLIN & AS						
0572/0320	12/27/2004	WD	Q	V		170,000
GRANTOR: CAMERON						
GRANTEE: FRANKLIN						

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	000010	C	VAC RURAL	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	7,500							
2	005970	A	TIMBER MIX 1	0			0.00	0.00	19.00	AC		1.00	1.00	1.00	325.00	325.00	6,175							

REVIEW DATE 01/08/2022 BY ITLA Total Acres: 20.00 Total Land Value: 13,675 Market: 142,500 Agricultural: 6,175 Common: 7,500 PRINTED 05/13/2026 BY SYS