

TIDE CREEK LANDING SUBD LOT 18  
 OR 407 P 734 & OR 494 P 614  
 OR 808 P 291

RYAN SHARON W  
 6 BOB MILLER RD  
 CRAWFORDVILLE, FL 32327

2024

01-6S-02W-286-03569-A18



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		34,600													
																	TOTAL MARKET VALUE		34,600													
																	SOH/AGL Deduction		16,298													
																	ASSESSED VALUE		18,302													
																	TOTAL EXEMPTION VALUE		0													
																	BASE TAXABLE VALUE		18,302													
																	TOTAL JUST VALUE		34,600													
																	NCON VALUE		0													
																	INCOME VALUE															
																	PREVIOUS YEAR MKT VALUE		24,600													
																	5 YR PRCL CK, N/C															
																	5 YR PRCL CH, N/C															
																	CHG 10% CAP TO N															
																	5 YR PRCL CH, N/C															
DOR CODE		0000 VACANT RESIDENTIAL															PERMIT NUM		DESCRIPTION				AMT		ISSUED							
MAP NUM		4		MKT AREA																												
NEIGHBORHOOD/LOC		286.00		1.10/																												
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																											
																	SALES DATA															
																	OFF RECORD Number		DATE		TYPE INST		Q / V / I / V		RSN CD		SALE PRICE					
																	1337/0063		11/08/2023		PR U		U V		19		100					
																	GRANTOR: RYAN SHARON W PR RYAN															
																	GRANTEE: RYAN SHARON W															
																	0819/0359		2/26/2010		FJ U		V		11		24,000					
																	GRANTOR: CLERK OF COURT															
																	GRANTEE: RYAN JOHN J & SHARO															
																	BUILDING NOTES															
																	BUILDING DIMENSIONS															
TOTALS																	BLD DATE		08/20/2008		MMSR		LGL DATE		02/12/2019		MMSS					
EXTRA FEATURES						TURTLE CREEK LN, PANACEA											XF DATE				LAND DATE											
																	INC DATE				AG 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																
																	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	DPTH 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	34,600.00	34,600.00	34,600															
REVIEW DATE 02/12/2019 BY MMSS Total Acres: 0.00 Total Land Value: 34,600 Market: 0 Agricultural: 0 Common: 34,600 PRINTED 04/01/2026 BY SYS																																