

A PRCL OF LAND IN THE NE 1/4  
OF SEC 4 BEING 2.73 ACRES  
OR 97 P 754 OR 107 P 119

IRONS MICHAEL COLIN/  
COLIN IRONS DIVING & POOL, 126 RIVER PLANTATION RD  
CRAWFORDVILLE, FL 32327

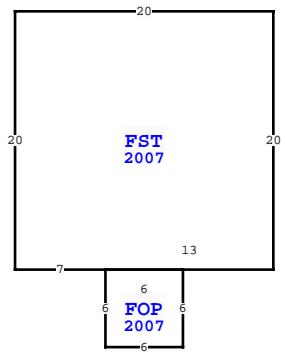
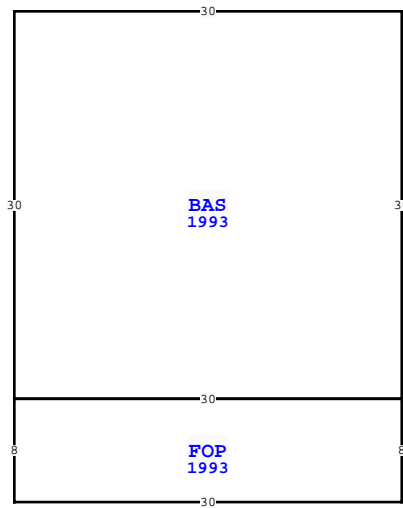
2024

04-3S-01W-000-04278-011



ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	08	WD ON	PLY	100	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	04	PLYWOOD	100		
Interior Floo	03	CONC	FINSH	100	
Heating Type	04	AIR	DUCTED	100	
Air Condition	03	CENTRAL	100		
Story Height		0	100		
RMS		3	100		
Stories	1.	1.	100		
Class	00	N/A	100		
Units		0	100		
Quality	03	AVERAGE			
DOR CODE	1100	STORIES, 1 STORY			
MAP NUM	2	MKT AREA	10		
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	900	100	1993	900	39,775
FOP	240	30	1993	72	3,182
FOP	36	30	2007	11	486
FST	400	45	2007	180	7,955
TOTALS	1,576			1,163	51,398

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2 STORE RETL	0%	- 0			74,490	1992	1992	0	0	31.00	69.00	Heated Area: 900 HX Base Yr	



WAKULLA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	51,398		
TOTAL MARKET OB/XF VALUE	8,278		
TOTAL LAND VALUE - MARKET	54,600		
TOTAL MARKET VALUE	114,276		
SOH/AGL Deduction	0		
ASSESSED VALUE	114,276		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	114,276		
TOTAL JUST VALUE	114,276		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	115,536		

PERMIT NUM				DESCRIPTION	AMT	ISSUED
2012403	ELEC		0	06/21/2012		
2012393	CARPORT		0	06/19/2012		
2012390	USE		0	06/18/2012		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0876/0418	4/05/2012	WD Q	Q	I	01	95,000
GRANTOR: REESE LARRY A AND HEL						
GRANTEE: IRONS MICHAEL C D/B						
0624/0620	11/02/2005	WD Q	Q	I		88,000
GRANTOR: SHEPARD ANNIE F, UNRE						
GRANTEE: REESE LARRY A AND H						

EXTRA FEATURES																	
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
1	0770	PUMP HOUSE	0	0	4	6	24.00	SF	5.00	5.00	100	1993	1993	3	0		0
2	0955	PRIVACY FE	0	0	0	0	56.00	LF	15.00	15.00	100	2012	2012	3	70	588	
3	0210	CONCRETE D	0	0	20	12	240.00	SF	6.00	6.00	100	2012	2012	3	52	749	
4	0055	PORTABLE C	0	0	20	12	240.00	SF	3.00	3.00	100	2012	2012	3	52	374	
5	0625	PORT WD UT	0	0	40	12	480.00	SF	6.00	6.00	100	2018	2018	3	80	2,304	
6	0700	PORT BLDG	0	0	8	6	48.00	SF	8.00	8.00	100	2018	2018	3	90	346	
7	0625	PORT WD UT	0	0	28	12	336.00	SF	6.00	6.00	100	2018	2018	3	80	1,613	
8	0625	PORT WD UT	0	0	40	12	480.00	SF	6.00	6.00	100	2018	2018	3	80	2,304	

BLD DATE				01/13/2020	RTJT	LGL DATE	01/13/2020	RTJT
XF DATE				01/13/2020	RTJT	LAND DATE		01/13/2020
INC DATE						AG DATE		

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS=[YR=1993] W30 S30 FOP=[YR=1993] S8 E30 N8 W30\$ E30 N30\$ PTR=E20 FST=[YR=2007] S20 E7 FOP=[YR=2007] S6 E6 N6 W6\$ E13 N20 W20\$ W20\$.													

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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	002500	C	SRVC SHOPS	0		C2	0.00	0.00	2.73	AC		1.00	1.00	1.00	20,000.00	20,000.00	54,600							