4-3S-1W P-15-5-M-63
TRACT B IN SE1/4 OF
JOHN ROBERTS LAND

ROBERTS MARY ALMA ET AL/MCKINNEY WILHEMINA 1/4%
6895 RANCH CLUB RD
TALLAHASSEE, FL 32305

2024

04-3S-01W-000-04282-005

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5500	TIMBERLAND 80-89	
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
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

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	180,600
TOTAL MARKET VALUE	7,826
SOH/AGL Deduction	0
ASSESSED VALUE	7,826
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	7,826
TOTAL JUST VALUE	180,600
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	0

2024 AG REMOVAL CARD RECVD SENT FOLLOW UP LETTER O
5 YR PRCL CK NC
2022 AG RENEW RECD
FROM 7895 TO 6895 RANCH CLUB ROAD

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1029/0350	3/14/2017	QC	U	V	11	100
GRANTOR: HALL MARY 1/6 INTERES						
GRANTEE: MCKINNEY WILHEMINAH						
1023/0696	12/08/2016	OR	U	V	18	0
GRANTOR: HALL WILLIAM JR ESTAT						
GRANTEE: HALL MARY 100% OF T						

BLD DATE		LGL DATE	
XF DATE		LAND DATE	01/24/2018 RTJT
INC DATE		AG DATE	

, CRAWFORDVILLE

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	005970	A	TIMBER MIX 1	0			0.00	0.00	24.08	AC		1.00	1.00	1.00	325.00	325.00	7,826							

REVIEW DATE 01/08/2022 BY ITLA Total Acres: 24.08 Total Land Value: 7,826 Market: 180,600 Agricultural: 7,826 Common: 0 PRINTED 04/29/2026 BY SYS