8-3S-1W P-2-M-58
PARCEL LYING IN THE
NW 1/4 OF SEC 8

THOMPSON NATHAN JR
66 ANDREW SPEARS RD
CRAWFORDVILLE, FL 32327

2024

08-3S-01W-000-04325-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
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

1431 CRAWFORDVILLE HWY, CRAWFORDVILLE

BLD DATE	03/25/2009 HC	LGL DATE	
XF DATE	04/25/2018 RTJT	LAND DATE	04/25/2018 RTJT
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	2,700
TOTAL LAND VALUE - MARKET	62,150
TOTAL MARKET VALUE	64,850
SOH/AGL Deduction	18,490
ASSESSED VALUE	46,360
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	46,360
TOTAL JUST VALUE	64,850
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	48,916

5YR CK NC JS

5 YR PRCL CH, N/C

S/O .665 AC TO COMBINE WITH PRCL 04324-ROW

5 YR PRCL CH, N/C

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19506	N/A	0	04/07/1995
18731	N/A	0	07/19/1994

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0411/0329	6/21/2001	QC	U	I		71,000
GRANTOR: THOMPSON NATHAN JR						
GRANTEE:						
0083/0447	7/01/1981	WD	U	V		19,300
GRANTOR:						
GRANTEE:						

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
1	0020	BARN, FRAME	0	0	24	42	960.00	SF	12.00	12.00	100	1991	1991	3	0	0	
5	0030	BARN, POLE	0	0	50	30	1,500.00	SF	9.00	9.00	100	2024	1991		20	2,700	

LAND DESCRIPTION

TOTAL OB/XF 2,700

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	000201	C	MH	0		AG	0.00	0.00	6.22	AC		1.00	1.00	1.00	10,000.00	10,000.00	62,150							

REVIEW DATE 06/08/2023 BY JSLW Total Acres: 6.22 Total Land Value: 62,150 Market: 0 Agricultural: 0 Common: 62,150 PRINTED 05/13/2026 BY SYS