P-14-3-M-63 A PARCEL
THE N1/2 OF THE NE 1/4 OF THE SW 1/4 OF SECT 9

WINDER VI LLC
18305 BICAYNE BLVD, STE 400
AVENTURA, FL 33160

2024

09-3S-01W-000-04354-003

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

, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/23/2018 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	0
TOTAL LAND VALUE - MARKET	70,210
TOTAL MARKET VALUE	70,210
SOH/AGL Deduction	24,659
ASSESSED VALUE	45,551
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	45,551
TOTAL JUST VALUE	70,210
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	70,210

5 YR PRCL CK NC

5 YR PRCL CH, N/C

BACK IN 2002

2 AC OUT OF 8.26 AC DEEDED TO KATHY WILLIAMS

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0829/0550	6/23/2010	CT	U	V	11	2,800
GRANTOR: WILLIAMS KATHY/WAKULL						
GRANTEE: WINDER VI LLC						
0460/0506	10/18/2002	WD	U	V		100
GRANTOR: WILLIAMS WILLIE L						
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

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	000000	C	VAC RES	0			0.00	0.00	8.26	AC		1.00	1.00	1.00	8,500.00	8,500.00	70,210							

REVIEW DATE 01/08/2022 BY ITLW Total Acres: 8.26 Total Land Value: 70,210 Market: 0 Agricultural: 0 Common: 70,210 PRINTED 05/06/2026 BY SYS