13-4S-2W P-16-M-50A
8 AC IN SW 1/4 OF
THE NE 1/4 OF SEC 13

FRANKLIN FREDDIE/FRANKLIN HELEN
43 GREENLIN VILLA RD
CRAWFORDVILLE, FL 32327

2024

13-4S-02W-000-01937-000

WAKULLA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5900	TIMBERLAND MIXED	
MAP NUM	5	MKT AREA	08
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

PRESERVATION WAY, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	10/20/2017 MMJT
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	104,250
TOTAL MARKET VALUE	4,090
SOH/AGL Deduction	0
ASSESSED VALUE	4,090
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	4,090
TOTAL JUST VALUE	104,250
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	0

5-YR PARCEL CHECK; NO CHANGES
2022 AG RENEWAL RECD
2021 AG RENEWAL RECD
2019 AG RENEWAL REC'D

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0227/0387	2/10/1994	WD	U	V		10,400
GRANTOR:						
GRANTEE:						
0162/0881	3/01/1990	WD	U	V		100
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

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	12.00	AC		1.00	1.00	1.00	325.00	325.00	3,900							
2	005996	A	AG WETLAND	0			0.00	0.00	1.90	AC		1.00	1.00	1.00	100.00	100.00	190							

REVIEW DATE 04/11/2021 BY JSLH Total Acres: 13.90 Total Land Value: 4,090 Market: 104,250 Agricultural: 4,090 Common: 0 PRINTED 04/29/2026 BY SYS