

TURKEY RUN FARMS
 BLOCK E LOT 2 PB 5 P 1
 OR 1035 P 503 OR 1086 P 148

LYNNIAM FARMS LLC/F/K/A NEWPORT ROAD TIMBERLANDS L
 P.O. BOX 413
 BLOUNTSTOWN, FL 32424

2024

14-3S-01E-357-05170-E02



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										WAKULLA COUNTY PROPERTY																	
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY															
																				VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 239,960 TOTAL MARKET VALUE 22,282 SOH/AGL Deduction 0 ASSESSED VALUE 22,282 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 22,282 TOTAL JUST VALUE 239,960 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 0																	
DOR CODE		5400																		TIMBERLAND 90+																	
MAP NUM		1																		MKT AREA		01															
NEIGHBORHOOD/LOC		000																		1.00/																	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																																
TOTALS																				, CRAWFORDVILLE																	
EXTRA FEATURES																				BLD DATE		LGL DATE		XF DATE		LAND DATE		INC DATE		AG DATE							
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																					
																	TOTAL OB/XF			0																	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV													
1	005400	A	TIMBER 1 PLA	0			0.00	0.00	68.56	AC		1.00	1.00	1.00	325.00	325.00	22,282																				
REVIEW DATE 01/08/2022 BY ITPB Total Acres: 68.56 Total Land Value: 22,282 Market: 239,960 Agricultural: 22,282 Common: 0 PRINTED 07/01/2026 BY SYS																																					

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1086/0150	9/13/2018	WD	Q	I	05	2,970,000
GRANTOR: THOMPSON LEX C; THOMAS						
GRANTEE: NEWPORT ROAD TIMBER						
1086/0148	9/13/2018	QC	U	I	11	538,800
GRANTOR: TRIPLE L TIMBERLAND,						
GRANTEE: THOMPSON LEX C & TH						

BUILDING NOTES

BUILDING DIMENSIONS