17-3S-1E P-7-M-72
W 1/2 OF SE 1/4 OF SE 1/4
DB 11 P 284 OR 954 P 768

SWANSON JOHN
52 EVENING STAR RD
CRAWFORDVILLE, FL 32327

2024

17-3S-01E-000-05261-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0001	VAC RES / WXFOBS	
MAP NUM	1	MKT AREA	09
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

107 MT ZION RD, CRAWFORDVILLE

BLD DATE	12/16/2014	FRSR	LGL DATE		
XF DATE	12/16/2014	FRSR	LAND DATE	06/15/2018	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	7,583
TOTAL LAND VALUE - MARKET	77,850
TOTAL MARKET VALUE	85,433
SOH/AGL Deduction	0
ASSESSED VALUE	85,433
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	85,433
TOTAL JUST VALUE	85,433
NCON VALUE	7,583
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	77,850

JS 5YR CK, PU XFOBS 1/9/2023 CH PUSE CD 0001 LW

2023 AG DENIED NO AG PRESENT

COA PER NCOA REPORT

2022 AG REMOVED NO RETURN CARD

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B22-000951	POLE BARN	0	09/19/2022
19001246	ELECTR	0	09/03/2019
19001246	ELECTRIC	0	09/03/2019

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1354/0172	4/02/2024	QC	U	I	11	100
GRANTOR: SWANSON CHRISTIAN						
GRANTEE: SWANSON JOHN						
1304/0590	3/16/2023	QC	U	V	11	100
GRANTOR: SWANSON CHRISTIAN						
GRANTEE: SWANSON CHRISTIAN &						

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
4	0025	BARN,POLE	0	0	24	14	336.00	SF	12.50	12.50	100	2024	2020	AV	89	3,738	
5	0500	WORK SHOP	0	0	24	12	288.00	SF	15.00	15.00	100	2024	2020	AV	89	3,845	

LAND DESCRIPTION

TOTAL OB/XF 7,583

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	009905	C	ACREAGE	0			0.00	0.00	10.38	AC		1.00	1.00	1.00	7,500.00	7,500.00	77,850							

REVIEW DATE 01/09/2023 BY JSAW Total Acres: 10.38 Total Land Value: 77,850 Market: 0 Agricultural: 0 Common: 77,850 PRINTED 06/24/2026 BY SYS