TOWN OF WANETA SQUARE 6
LOTS 5 & 6
OR 48 P 498, 499 & 500

MAJESTIC ACRES LLC
1940 WAKULLA ARRAN RD
CRAWFORDVILLE, FL 32327

2024

17-3S-01E-096-05278-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
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

, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/02/2017 RTSR
INC DATE		AG DATE	

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

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	800
TOTAL MARKET VALUE	800
SOH/AGL Deduction	0
ASSESSED VALUE	800
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	800
TOTAL JUST VALUE	800
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	300

5-YR PARCEL CHECK; NO CHANGES
5 YR PRCL CH, N/C
5 YR PRCL CH, N/C
ZIP CODE CHG PER TC OFFICE

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1304/0451	3/14/2023	WD	Q	V	05	40,000
GRANTOR: STEWART JOHN MYRON &						
GRANTEE: MAJESTIC ACRES LLC						
1118/0197	7/02/2019	QC	U	V	30	100
GRANTOR: STEWART JERRI F						
GRANTEE: STEWART JOHN MYRON						

BUILDING NOTES

BUILDING DIMENSIONS

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			50.00	150.00	2.00	LT		1.00	1.00	1.00	400.00	400.00	800							

REVIEW DATE 04/11/2021 BY FRLH Total Acres: 0.17 Total Land Value: 800 Market: 0 Agricultural: 0 Common: 800 PRINTED 06/24/2026 BY SYS