

BUCK FOREST UNIT 2
 BLOCK B LOT 7
 CONTAINING 10 AC

UTT STEPHEN L/UTT CHRISTIE S
 6 BRIDGEWATER LN
 ELKINS, WV 26241

2024

21-3S-01E-226-05399-B07



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 90,000 TOTAL MARKET VALUE 90,000 SOH/AGL Deduction 0 ASSESSED VALUE 90,000 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 90,000 TOTAL JUST VALUE 90,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 85,000											
																				COA PER NCOA REPORT 5 YR PRCL CH, N/C COA PER OWNER IN OFFICE 5 YR PRCL CH, N/C											
																				PERMIT NUM DESCRIPTION AMT ISSUED											
																				SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 1158/0467 7/02/2020 WD Q V 01 78,000 GRANTOR: LESLIE ANDREW J & ELS GRANTEE: UTT STEPHEN L & CHR 0167/0542 7/13/1990 WD Q V 25,000 GRANTOR: GRANTEE:											
DOR CODE 0000 VACANT RESIDENTIAL										MAP NUM 1 MKT AREA 09										NEIGHBORHOOD/LOC 226.00 1.00/											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS										PINE LN, CRAWFORDVILLE										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 04/25/2017 RTSR											
EXTRA FEATURES																				BUILDING NOTES											
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	BUILDING DIMENSIONS															
LAND DESCRIPTION										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	000000	C	VAC RES	0			0.00	0.00	10.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	90,000														
REVIEW DATE 04/11/2021 BY FRAK Total Acres: 10.00 Total Land Value: 90,000 Market: 0 Agricultural: 0 Common: 90,000 PRINTED 04/08/2026 BY SYS																															