

RIVER RIDGE PHASE 2- LOT 7 IN  
 PB5 P85 A REPLAT OF LOTS 3, 4  
 & 5 OF NEWPORT LANDS IN PB 4 P

LYNNIAM FARMS LLC  
 P.O. BOX 413  
 BLOUNTSTOWN, FL 32424

2024

23-3S-01E-397-05417-007



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 219,780 TOTAL MARKET VALUE 9,922 SOH/AGL Deduction 0 ASSESSED VALUE 9,922 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 9,922 TOTAL JUST VALUE 219,780 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 0 5YR PRCL CK NC 2022 AG RENEWAL RECD 2021 AG RENEWAL RECD ADD MKPR TO LAND LINE PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD TYPE Q V RSN SALE Number DATE INST U / I / CD PRICE BUILDING NOTES BUILDING DIMENSIONS									
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																											
EXTRA FEATURES						BARN FEED RD, CRAWFORDVILLE																					
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												
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	DPHT 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	29.30	AC		1.00	1.00	1.00	325.00	325.00	9,522										
2	005996	A	AG WETLAND	0					4.00	AC		1.00	1.00	1.00	100.00	100.00	400										