RIVER RIDGE PH 2 - LOT 22 IN
PB5 P85 A RE-PLAT OF LOTS 3, 4
& 5 OF NEWPORT LANDS IN PB 4

CONLEY STEPHEN CHASE ET AL/CONLEY RICHARD STEPHEN
4147 SAUMS DR
NORTH FT MYERS, FL 33903

2024

23-3S-01E-397-05417-022

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

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					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

116 GROWING TIMBERS RD, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
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	0
TOTAL LAND VALUE - MARKET	266,508
TOTAL MARKET VALUE	9,524
SOH/AGL Deduction	0
ASSESSED VALUE	9,524
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	9,524
TOTAL JUST VALUE	266,508
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	0

CORRECT LAND LINES
5YR PRCL CK NC
2022 AG RENEWAL RECD
2021 AG RENEWAL RECD

PERMIT NUM	DESCRIPTION	AMT	ISSUED
PR24-000146	SFD		08/27/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1336/0758	11/06/2023	WD	Q	V	01	199,900

GRANTOR: LYNNIAM FARMS LLC
GRANTEE: CONLEY STEPHEN CHAS

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

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	005400	A	TIMBER 1 PLA	0			0.00	0.00	24.38	AC		1.00	1.00	1.00	325.00	325.00	7,924							
2	005996	A	AG WETLAND	0					16.00	AC		1.00	1.00	1.00	100.00	100.00	1,600							

REVIEW DATE 04/11/2021 BY GEJS Total Acres: 40.38 Total Land Value: 9,524 Market: 266,508 Agricultural: 9,524 Common: 0 PRINTED 04/22/2026 BY SYS