KALA PRESERVE
BLOCK C LOT 3
OR 717 P 485 OR 1135 P 845

EVANS RICHARD H TRUSTEE/THE RICHARD H EVANS REVOCA
1940 WAKULLA ARRAN RD
CRAWFORDVILLE, FL 32327

**2024**

**23-3S-02E-352-05990-C03**

## WAKULLA COUNTY PROPERTY



### 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

ABINA TRL, CRAWFORDVILLE

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | 05/27/2015 FRSR |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 119,300 |
| TOTAL MARKET VALUE | 9,544 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 9,544 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 9,544 |
| TOTAL JUST VALUE | 119,300 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 0 |

COA RQST FORM
5YR PRCL CK NC
2022 AG RENEWAL RECD
COA PER FORM 3547

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1135/0845 | 12/23/2019 | WD | Q | V | 05 | 237,400 |

GRANTOR: KALA PRESERVE LLC
GRANTEE: EVANS RICHARD H TRU

### 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 | 005500 | A | TIMBER 2 PLA | 0 | | | 0.00 | 0.00 | 47.72 | AC | | 1.00 | 1.00 | 1.00 | 200.00 | 200.00 | 9,544 | | | | | | | |

REVIEW DATE 04/11/2021 BY GELA Total Acres: 47.72 Total Land Value: 9,544 Market: 119,300 Agricultural: 9,544 Common: 0 PRINTED 04/22/2026 BY SYS