KALA PRESERVE
BLOCK D LOT 1
OR 717 P 485 OR 1259 P 409

RICHARD H EVANS & VICTORIA M EVANS REV LIVING TRUS
1940 WAKULLA ARRAN RD
CRAWFORDVILLE, FL 32327

2024

23-3S-02E-352-05990-D01

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

CHULE RD, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/01/2008 JB
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	166,500
TOTAL MARKET VALUE	13,320
SOH/AGL Deduction	0
ASSESSED VALUE	13,320
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	13,320
TOTAL JUST VALUE	166,500
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	0

COA RQST FORM
2022 AG REINSTATED
5YR PRCL CK NC
2022 AG REMOVED NO RETURN APP

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1259/0409	4/01/2022	WD	Q	I	05	481,000

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	66.60	AC		1.00	1.00	1.00	200.00	200.00	13,320							

REVIEW DATE 04/11/2021 BY GELA Total Acres: 66.60 Total Land Value: 13,320 Market: 166,500 Agricultural: 13,320 Common: 0 PRINTED 04/22/2026 BY SYS