

KALA PRESERVE  
 BLOCK I LOT 2  
 OR 717 P 485

EVANS RICHARD H AS TRUSTEE/RICHARD H EVANS & VICTO  
 1940 WAKULLA ARRAN RD  
 CRAWFORDVILLE, FL 32327

2024

23-3S-02E-352-05990-I02



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 162,000 TOTAL MARKET VALUE 12,960 SOH/AGL Deduction 0 ASSESSED VALUE 12,960 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 12,960 TOTAL JUST VALUE 162,000 NCON VALUE 0 INCOME VALUE 0 PREVIOUS YEAR MKT VALUE 0 COA RQST FORM 5YR PRCL CK NC 2022 AG RENEWAL RECD COA FORM 3547									
DOR CODE		5400 TIMBERLAND 90+																		PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1069/0725 4/12/2018 WD Q V 05 1,419,100 GRANTOR: KALA ORESERVE LLC GRANTEE: EVANS RICHRD H AS T											
MAP NUM		1		MKT AREA						01												BUILDING NOTES BUILDING DIMENSIONS									
NEIGHBORHOOD/LOC		000		1.00/																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS										CHIKKI DR, CRAWFORDVILLE										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 03/01/2008 JB											
EXTRA FEATURES										ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES														
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R																							
LAND DESCRIPTION										TOTAL OB/XF																					
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	005500	A	TIMBER 2 PLA	0			0.00	0.00	64.80	AC		1.00	1.00	1.00	200.00	200.00	12,960														
REVIEW DATE 04/11/2021 BY GELA Total Acres: 64.80 Total Land Value: 12,960 Market: 162,000 Agricultural: 12,960 Common: 0 PRINTED 04/22/2026 BY SYS																															