23-4S-2W P-23-6-M-50C
NE COR OF SEC 23
OR 74 P 855 OR 1320 P 713

MCCLAIN BILLY KEITH
506 PATTY LYNN DRIVE
TALLAHASSEE, FL 32305

2024

23-4S-02W-000-02040-006

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5900	TIMBERLAND MIXED	
MAP NUM	5	MKT AREA	08
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

, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	01/10/2018 MMJT
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	53,325
TOTAL MARKET VALUE	2,311
SOH/AGL Deduction	0
ASSESSED VALUE	2,311
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	2,311
TOTAL JUST VALUE	53,325
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	35,550

2024 TRIM RTS; CONTACTED OWNER BY PHONE; UPDATED M

2024 AG APP RECVD APPROVED

5 YR PRCL CK NC

2022 AG REMOVED NO RETURN CARD

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1320/0713	7/13/2023	QC	U	V	11	100
GRANTOR: ROBERTS CHRISTINE LOC						
GRANTEE: MCCLAIN BILLY KEITH						
0074/0855	3/01/1980	WD	U	V		100
GRANTOR:						
GRANTEE:						

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	005970	A	TIMBER MIX 1	0					4.00	AC		1.00	1.00	1.00	325.00	325.00	1,300							
2	006000	A	PASTURE 1	0					3.11	AC		1.00	1.00	1.00	325.00	325.00	1,011							

REVIEW DATE 01/08/2022 BY ITLW Total Acres: 7.11 Total Land Value: 2,311 Market: 53,325 Agricultural: 2,311 Common: 0 PRINTED 04/08/2026 BY SYS