24-3S-1E P-1-M-81
ALL SEC 24 EXCEPT W 1/2 OF
NE 1/4 & EXCEPT SE 1/4 OF

LYNNIAM FARMS LLC/F/K/A NEWPORT ROAD TIMBERLANDS L
P O BOX 413
BLOUNTSTOWN, FL 32424

2024

24-3S-01E-000-05417-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5000	IMPRVD AG RES	
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

OLD PLANK RD, CRAWFORDVILLE

BLD DATE	10/05/2020 RTMJ	LGL DATE	10/05/2020 RTMJ
XF DATE		LAND DATE	
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	3,000
TOTAL LAND VALUE - MARKET	297,475
TOTAL MARKET VALUE	38,972
SOH/AGL Deduction	0
ASSESSED VALUE	38,972
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	38,972
TOTAL JUST VALUE	300,475
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	10,500

2022 AG RENEWAL RECD
20-21 AG RENEWAL RECD
5YR PRCL CK N/C
2019 AG RENEWAL REC'D

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2014790	SAFETY INSP	0	09/22/2014

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0966/0138	3/26/2015	QC	U	V	30	178,700
GRANTOR: DESERET RANCHES OF NO						
GRANTEE: NEWPORT ROAD TIMBER						
0935/0127	2/27/2014	WD	Q	V	05	4,744,500
GRANTOR: ST. JOE TIMBERLAND CO						
GRANTEE: NEWPORT ROAD TIMBER						

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
1	0620	WOOD UTL B	0	0	10	10	100.00	SF	6.00	6.00	100	1985	1985	3	20	120	
2	0213	CONCRETE P	0	0	20	24	480.00	SF	6.00	6.00	100	1985	1985	3	100	2,880	

LAND DESCRIPTION

TOTAL OB/XF 3,000

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	000000	C	VAC RES	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	7,500							
2	005400	A	TIMBER 1 PLA	0			0.00	0.00	74.99	AC		1.00	1.00	1.00	325.00	325.00	24,372							
3	005996	A	AG WETLAND	0			0.00	0.00	41.00	AC		1.00	1.00	1.00	100.00	100.00	4,100							

REVIEW DATE 10/05/2020 BY RTMJ Total Acres: 116.99 Total Land Value: 35,972 Market: 289,975 Agricultural: 28,472 Common: 7,500 PRINTED 04/22/2026 BY SYS