24-5S-2W P-2-M-53D
ALSO P-28-5-M-53D
OR 31 P 996

AK CONSTRUCTION & INVESTMENTS INC
60 JOHN DAVID DR
CRAWFORDVILLE, FL 32327

2024

24-5S-02W-000-02970-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	03	MASONRY 100
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	03	CONC FINSH 100
Ceiling	01	FIN.SUSPD 100
Heating Type	01	NONE 100
Air Condition	02	WINDOW 100
Fixtures		9 100
Story Height		14 100
RMS		5 100
Stories	0	0 100
Class	00	N/A 100
Units		0 100
Quality	03	AVERAGE

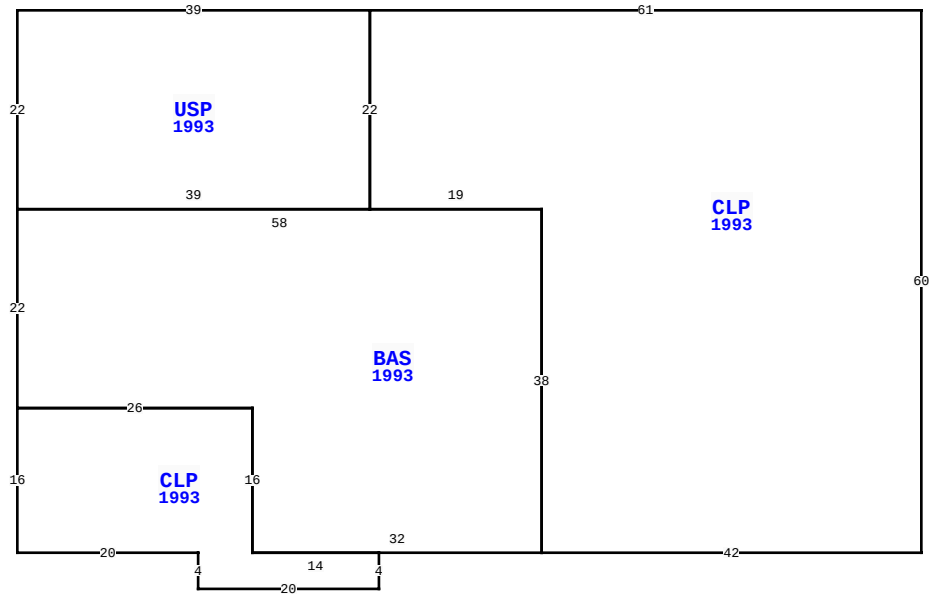
DOR CODE	4100	LIGHT MANUFACTURE	
MAP NUM	4	MKT AREA	04
NEIGHBORHOOD/LOC	000	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,788	100	1993	1,788	22,396
CLP	496	30	1993	149	1,866
CLP	2,938	30	1993	881	11,035
USP	858	40	1993	343	4,296
TOTALS	6,080			3,161	39,593

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
4100	04	3,161	65.3016	26.65	84,241	1970	1970	0	0	0	53.00	47.00

1 SHP SPR RG 0% - 2024 Heated Area: 1788 HX Base Yr



1629 COASTAL HWY, PANACEA

BLD DATE	06/30/2021	MMJS	LGL DATE	
XF DATE	06/30/2021	MMJS	LAND DATE	06/30/2021 MMJS
INC DATE			AG DATE	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	39,593
TOTAL MARKET OB/XF VALUE	3,443
TOTAL LAND VALUE - MARKET	41,250
TOTAL MARKET VALUE	84,286
SOH/AGL Deduction	0
ASSESSED VALUE	84,286
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	84,286
TOTAL JUST VALUE	84,286
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	85,323

COMB PRCL 02996-004 (0.17AC)
PRCL COMB REQUEST CRUM 8505281988
6/30/21 PRMT VALID NO RVT, PROP FOR SALE
PRMT CH, NO WORK COMPLETED, NO INSPEC AS OF

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000750	RENOVATION	0	08/10/2020
32307	COOLER	0	08/24/2004
32103	BOILER	0	07/16/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1375/0650	8/23/2024	WD	Q	I	05	150,000
GRANTOR: CRUM RONALD FRED						
GRANTEE: AK CONSTRUCTION & I						
1283/0805	9/14/2022	WD	Q	I	05	106,400
GRANTOR: POMES CHRISTOPHER J						
GRANTEE: CRUM RONALD FRED						

BUILDING NOTES

BUILDING DIMENSIONS

CLP=[YR=1993] W61 S22 E19 S38 BAS=[YR=1993] N38 W58 USP=[YR=1993] E39 N22 W39 S22$ S22 E26 S16 CLP=[YR=1993] N16 W26 S16 E20 S4 E20 N4 W14$ E32$ E42 N60$.

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	1000	COOLER	0	0	0	0	2.00	UT	2,500.00	2,500.00	100	1996	1996	3	20	1,000	
2	1000	COOLER	0	0	27	24	1.00	UT	2,500.00	2,500.00	100	2004	2004	3	23	575	
3	0940	OPEN SHED	0	0	12	10	120.00	SF	4.00	4.00	100	1998	1998	3	20	96	
4	0210	CONCRETE D	0	0	52	5	260.00	SF	6.00	6.00	100	2012	2012	3	52	811	
5	0211	CONCRETE W	0	0	28	11	308.00	SF	6.00	6.00	100	2012	2012	3	52	961	

LAND DESCRIPTION

TOTAL OB/XF 3,443

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	004100	C	LIGHT MFG	0			0.00	0.00	150.00	FF		1.00	1.00	1.00	275.00	275.00	41,250							

REVIEW DATE 06/30/2021 BY MMJS Total Acres: 0.34 Total Land Value: 41,250 Market: 0 Agricultural: 0 Common: 41,250 PRINTED 06/03/2026 BY SYS