

25-2S-1W P-2-7-M-66
W 1/2 OF NE 1/4 OF NW 1/4
OF SEC 25 LESS ACREAGE SOLD

THE DOUGLAS E COLEMAN FAMILY TRUST/COLEMAN DOUGLAS
P O BOX 3540
TALLAHASSEE, FL 32315

2024

25-2S-01W-000-04035-007



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 Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 40,700 TOTAL MARKET VALUE 40,700 SOH/AGL Deduction 13,614 ASSESSED VALUE 27,086 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 27,086 TOTAL JUST VALUE 40,700 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 34,595											
																				5-YR PARCEL CHECK; NO CHANGES 5 YR PRCL CH, N/C 5 YR PRCL CK, N/C CORRECT ACREAGE PER OR 740 P 856											
																				PERMIT NUM DESCRIPTION AMT ISSUED 											
																				SALES DATA OFF RECORD TYPE Q V RSN SALE Number DATE INST U I CD PRICE 1071/0772 5/02/2018 QC U V 11 100 GRANTOR: COLEMAN DOUGLAS E GRANTEE: COLEMAN DOUGLAS E A 0855/0564 6/30/2011 WD Q V 01 30,000 GRANTOR: TACOT SHARON & KRUEGE GRANTEE: COLEMAN DOUGLAS											
TOTALS EXTRA FEATURES TRACY LN, CRAWFORDVILLE										BLD DATE XF DATE 05/01/2007 KLFS INC DATE					LGL DATE LAND DATE 09/19/2017 RTSR AG DATE																
L N	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															
																	BUILDING NOTES 														
																	BUILDING DIMENSIONS 														
LAND DESCRIPTION										TOTAL OB/XF 0																					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	4.07	AC		1.00	1.00	1.00	10,000.00	10,000.00	40,700														
REVIEW DATE 04/11/2021 BY JSLH Total Acres: 4.07 Total Land Value: 40,700 Market: 0 Agricultural: 0 Common: 40,700 PRINTED 04/22/2026 BY SYS																															