25 2S 2W P-11-5-M-45
IN S1/2 OF NE1/4 TRACT 3
OR 199 P 872 OR 1072 P 201

WELLS ALEX/WELLS BETHANY
291 HILLIARDVILLE RD
CRAWFORDVILLE, FL 32326

2024

25-2S-02W-000-01436-005

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
MAP NUM	2	MKT AREA	11
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

291 HILLIARDVILLE RD, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	02/08/2017 MMSR
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	23,085
TOTAL MARKET VALUE	23,085
SOH/AGL Deduction	0
ASSESSED VALUE	23,085
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	23,085
TOTAL JUST VALUE	23,085
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	14,535

COA PER NOCA REPORT

PU SFD XFOB IN FUT NEW

Pu sfd and xfob

COA RQSTD BY ERIC DAVIS SEE SCANS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN23-00029	SFD-CO	0	09/14/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1317/0393	6/16/2023	WD	Q	V	01	30,000
GRANTOR: DAVIS ERIC TURNER						
GRANTEE: WELLS ALEX & BETHAN						
1072/0201	5/03/2018	WD	U	V	30	100
GRANTOR: BOLD FRANCES DAVIS AK						
GRANTEE: DAVIS ERIC TURNER						

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	000000	C	VAC RES	0			0.00	0.00	1.71	AC		1.00	1.00	1.00	13,500.00	13,500.00	23,085							

REVIEW DATE 02/23/2024 BY Nwatts Total Acres: 1.71 Total Land Value: 23,085 Market: 0 Agricultural: 0 Common: 23,085 PRINTED 06/24/2026 BY SYS