25 4S 2W P-12-M-51
PARCEL OF LAND IN THE
NE 1/4 OF SEC 25-4S-2W

GROSS LAURA/ERVIN JOHN
321 SPRUCE CREEK DR
TALLAHASSEE, FL 32312

2024

25-4S-02W-000-02098-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	1000	VACANT COMMERCIAL	
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

FRIENDSHIP CHURCH RD, CRAWFORDVILLE

BLD DATE		LGL DATE	01/26/2018 MMJT
XF DATE		LAND DATE	
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	42,959
TOTAL MARKET VALUE	42,959
SOH/AGL Deduction	0
ASSESSED VALUE	42,959
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	42,959
TOTAL JUST VALUE	42,959
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	63,937

5YR PRCL CK NC MM

COA PER OWNER PHONE CALL.

COA PER PHONE CALL FROM L GROSS.

5 YR PRCL CK, N/C

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17001141	ELECTRIC	0	08/22/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0517/0053	12/16/2003	WD	U	V		100

GRANTOR: WHITE JOHNNY W

GRANTEE: WHITE JOHN W & LAUR

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	001000	C	VAC COMMERCI	0			0.00	0.00	4.52	AC		1.00	1.00	1.00	9,500.00	9,500.00	42,959							
2	000000	C	VAC RES	0		RR1			3.00	AC		1.00	1.00	1.00	0.00	0.00	0							

REVIEW DATE 10/12/2022 BY MMLW Total Acres: 7.52 Total Land Value: 42,959 Market: 0 Agricultural: 0 Common: 42,959 PRINTED 04/22/2026 BY SYS