

LAKE ELLEN PROPER  
 BLOCK C LOTS 8,9 & 10  
 OR 334 P 226 OR 539 P 559

FINCHER JIM C  
 P O BOX 149  
 SILVER CREEK, GA 30173

2024

26-4S-02W-108-02183-029



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																					
																				<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 22,500 <b>TOTAL MARKET VALUE</b> 22,500 <b>SOH/AGL Deduction</b> 15,240 <b>ASSESSED VALUE</b> 7,260 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 7,260 <b>TOTAL JUST VALUE</b> 22,500 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 22,500																							
																				MM 5YR CK 6/21/23; CHG LAND CODE TO 0000 5 YR PRCL CK, N/C 5 YR PRCL CK, N/C PU MH SITE, 5 YR PRCL CK																							
																				<b>PERMIT NUM</b> <b>DESCRIPTION</b> <b>AMT</b> <b>ISSUED</b> 32675      SWMH      0      11/15/2004																							
																				<b>SALES DATA</b> <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1176/0101</td> <td>10/15/2020</td> <td>WD Q</td> <td>V</td> <td></td> <td>01</td> <td>7,500</td> </tr> </tbody> </table> GRANTOR: TRIFECTA PROPERTY MAN GRANTEE: FINCHER JIM C 0603/0229      7/07/2005      WD Q      V      02      70,000 GRANTOR: WELCH GRANTEE: QUARTET DEVEL										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1176/0101	10/15/2020	WD Q	V		01	7,500
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<b>TOTALS</b> <b>EXTRA FEATURES</b> 38 MERWYN DR, CRAWFORDVILLE										<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>MMFS</th> <th>LGL DATE</th> </tr> </thead> <tbody> <tr> <td>02/16/2005</td> <td>MMFS</td> <td>03/29/2018</td> </tr> <tr> <th>XF DATE</th> <th>MMFS</th> <th>LAND DATE</th> </tr> <tr> <td>02/05/2007</td> <td>MMFS</td> <td>MMJT</td> </tr> <tr> <th>INC DATE</th> <th></th> <th>AG DATE</th> </tr> <tr> <td></td> <td></td> <td></td> </tr> </tbody> </table>										BLD DATE	MMFS	LGL DATE	02/16/2005	MMFS	03/29/2018	XF DATE	MMFS	LAND DATE	02/05/2007	MMFS	MMJT	INC DATE		AG DATE									
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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			50.00	100.00	3.00	LT		1.00	1.00	1.00	7,500.00	7,500.00	22,500																										
<b>REVIEW DATE</b> 06/21/2023 <b>BY</b> MMLH Total Acres: 0.11 Total Land Value: 22,500 Market: 0 Agricultural: 0 Common: 22,500 <b>PRINTED 05/06/2026 BY SYS</b>																																											