32-3S-1E P-9-2-M-73 PARCE
OF LAND ON WAKULLA RIVER
OR 75 P 714 OR 89 P 223

PRICE WILLIAM MICHAEL
PO BOX 157
CRAWFORDVILLE, FL 32326

2024

32-3S-01E-000-05516-002

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
MAP NUM	1	MKT AREA	12
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

32 MANATEE LN, CRAWFORDVILLE

BLD DATE	06/17/2021 LRFR	LGL DATE	06/17/2021 LRFR
XF DATE		LAND DATE	
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	3,514
TOTAL LAND VALUE - MARKET	32,500
TOTAL MARKET VALUE	36,014
SOH/AGL Deduction	0
ASSESSED VALUE	36,014
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	36,014
TOTAL JUST VALUE	36,014
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	35,868

5 YR PRCL CH N/C-LR

COA PER WAK TCO

2018 TRIM NOTICE RET'D UTF

5 YR PRCL CH, PU XFOB LN 1-2

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17000483	BOAT LIFT	0	04/13/2017
16000477	FLOATING DOCK-CC	0	05/26/2016

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1057/0161	12/04/2017	WD	U	V	30	100
GRANTOR: PRICE WOODIE M						
GRANTEE: PRICE WILLIAM MICHA						
0970/0561	5/14/2015	WD	Q	V	01	45,000
GRANTOR: LIPPS R AS TRUSTEE TH						
GRANTEE: PRICE WOODIE M						

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
1	0375	WOOD WALK	0	0	28	4	112.00	SF	15.00	15.00	100	2016	2016	3	72	1,210	
2	0371	FLOATING D	0	0	8	20	160.00	SF	20.00	20.00	100	2016	2016	3	72	2,304	

LAND DESCRIPTION

TOTAL OB/XF 3,514

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	1.00	LT		1.00	1.00	0.50	65,000.00	32,500.00	32,500							

REVIEW DATE 06/17/2021 BY LRFR Total Acres: 0.40 Total Land Value: 32,500 Market: 0 Agricultural: 0 Common: 32,500 PRINTED 04/08/2026 BY SYS