

PLANK-HILL FARMS
 LOT 5
 OR 847 P 814

PASTIME GARDENS LLC
 4178 APALACHEE PARKWAY
 TALLAHASSEE, FL 32311

2024

36-2S-01E-360-05001-005



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 STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 100,050 TOTAL MARKET VALUE 5,826 SOH/AGL Deduction 0 ASSESSED VALUE 5,826 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 5,826 TOTAL JUST VALUE 100,050 NCON VALUE 0 INCOME VALUE 0 PREVIOUS YEAR MKT VALUE 0 5YR PRCL CK NC 2022 AG RENEWAL RECD 2022 AG RENEWAL RECD 2021 AG RENEWAL RECD																						
DOR CODE			5400			TIMBERLAND 90+										PERMIT NUM				DESCRIPTION				AMT		ISSUED											
MAP NUM			1			MKT AREA																															
NEIGHBORHOOD/LOC			000			1.00/																															
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE											SALES DATA																					
																OFF RECORD Number		DATE		TYPE INST		Q U		V I		RSN CD		SALE PRICE									
																0897/0268		12/26/2012		WD U		V V		30		330,000											
GRANTOR: PETRANDIS JOHNNY																		GRANTEE: PASTIME GARDENS LLC																			
0847/0814		3/15/2011		WD Q		V V		05		387,400		GRANTOR: YOUPI FARMS LLC										GRANTEE: PETRANDIS JOHNNY															
TOTALS																		SUGAR HILL RUN, CRAWFORDVILLE				BLD DATE		XF DATE		INC DATE		LGL DATE		LAND DATE		AG DATE		12/27/2013		KLSR	
EXTRA FEATURES																																					
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																					
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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV													
1	005400	A	TIMBER 1 PLA	0			0.00	0.00	17.00	AC		1.00	1.00	1.00	325.00	325.00	5,525																				
2	005996	A	AG WETLAND	0			0.00	0.00	3.01	AC		1.00	1.00	1.00	100.00	100.00	301																				