PLANK-HILL FARMS
LOT 6
OR 847 P 814

PASTIME GARDENS LLC
4178 APALACHEE PARKWAY
TALLAHASSEE, FL 32311

**2024**

**36-2S-01E-360-05001-006**

## WAKULLA COUNTY PROPERTY



### BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 5400 | TIMBERLAND 90+ | |
| MAP NUM | 1 | MKT AREA | 09 |
| 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

SUGAR HILL RUN, CRAWFORDVILLE

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | |
| XF DATE | | LAND DATE | 12/27/2013 KLSR |
| INC DATE | | AG DATE | |

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 134,900 |
| TOTAL MARKET VALUE | 7,814 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 7,814 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 7,814 |
| TOTAL JUST VALUE | 134,900 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 0 |

CORRECT ACREAGE ERROR FORM PREVIOUS CHANGE
CORRECT LAND LINES
5YR PRCL CK NC
2022 AG RENEWAL RECD

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| | | | |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0897/0268 | 12/26/2012 | WD | U | V | 30 | 330,000 |
| GRANTOR: PETRANDIS JOHNNY | | | | | | |
| GRANTEE: PASTIME GARDENS LLC | | | | | | |
| 0847/0814 | 3/04/2011 | WD | Q | V | 05 | 387,400 |
| GRANTOR: YOUPI FARMS LLC | | | | | | |
| GRANTEE: PETRANDIS JOHNNY | | | | | | |

### 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 | 005400 | A | TIMBER 1 PLA | 0 | | | 0.00 | 0.00 | 22.74 | AC | | 1.00 | 1.00 | 1.00 | 325.00 | 325.00 | 7,390 | | | | | | | |
| 2 | 005996 | A | AG WETLAND | 0 | | | 0.00 | 0.00 | 4.24 | AC | | 1.00 | 1.00 | 1.00 | 100.00 | 100.00 | 424 | | | | | | | |

REVIEW DATE 04/11/2021 BY GEJS Total Acres: 26.98 Total Land Value: 7,814 Market: 134,900 Agricultural: 7,814 Common: 0 PRINTED 04/29/2026 BY SYS