

MYSTERIOUS WATERS LOT 12  
 HRS 2 OR 42 P 542  
 OR 151 P 879 OR 221 P 74

MCGUIRE MARK/MCGUIRE MINETTE  
 9 EGRET ST N  
 CRAWFORDVILLE, FL 32327

**2024**

00-00-003-082-06106-012

ELEMENT		CD	BUILDING CHARACTERISTICS		CONSTRUCTION	
Foundation	05	PILE CONCR	100			
Frame	02	WOOD FRAME	100			
Exterior Wall	12	CEDAR/CYPR	100			
Roof Structur	03	GABLE/HIP	100			
Roof Cover	12	MODULAR MT	100			
Interior Wall	05	DRYWALL	100			
Interior Floor	10	LAMINATED	50			
Interior Floor	11	CLAY TILE	50			
Heating Type	04	AIR DUCTED	100			
Air Condition	03	CENTRAL	100			
Bedrooms			3	100		
Bathrooms			3	100		
Story Height			0	100		
Stories	1.		1.	100		
Units			0	100		
Quality	03	AVERAGE				
DOR CODE	0100	SINGLE FAMILY				
MAP NUM	1	MKT AREA	12			
NEIGHBORHOOD/LOC	82.100	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	
BAS	1,496	100	1993	1,496	149,396	
BAS	360	100	2020	360	35,951	
FOP	60	30	1993	18	1,798	
FOP	264	30	1993	79	7,889	
FOP	320	30	1993	96	9,587	
FOP	368	30	1993	110	10,985	
FOP	16	30	2020	5	500	
PCP	1,144	10	1993	114	11,385	
TOTALS	4,028			2,278	227,490	

MARKET ADJUSTMENTS																														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																			
0100	01	2,278	146.0000	138.70	315,959	1975	1995		0	28.00	72.00																			
1 SINGLE FAM 100% - 2024 Heated Area: 1856 HX Base Yr 2023																														
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>FRAK</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td>03/18/2022</td> <td>03/18/2022</td> <td></td> <td>FRAK</td> <td></td> <td></td> <td></td> </tr> <tr> <td></td> <td></td> <td></td> <td>FRAK</td> <td></td> <td>03/18/2022</td> <td>FRAK</td> </tr> </tbody> </table>										BLD DATE	XF DATE	INC DATE	FRAK	LGL DATE	LAND DATE	AG DATE	03/18/2022	03/18/2022		FRAK							FRAK		03/18/2022	FRAK
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WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE		227,490			
TOTAL MARKET OB/XF VALUE		0			
TOTAL LAND VALUE - MARKET		90,000			
TOTAL MARKET VALUE		317,490			
SOH/AGL Deduction		0			
ASSESSED VALUE		317,490			
TOTAL EXEMPTION VALUE		HX HB 50,000			
BASE TAXABLE VALUE		267,490			
TOTAL JUST VALUE		317,490			
NCON VALUE		0			
INCOME VALUE		0			
PREVIOUS YEAR MKT VALUE		320,750			
2022 HX DENIAL SENT					
REMOVE 2022 HX NO RESPONSE TO HQ LETTERS,					
XFOB LN 1-4					
CHG EYB, RCVR, INTW, HTTP, & FLOR, DEL SPCD &					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
19000064	DOORS-CO	0	09/10/2019		
19000899	ROOF OVER-CO	0	06/06/2019		
19000429	INT RENOV-CO	0	04/16/2019		
32063	REROOF	0	07/07/2004		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1269/0373	6/12/2022	WD Q	Q	I	01	384,000
GRANTOR: WHITE LUKE EMERY & KA						
GRANTEE: MCGUIRE MARK & MINE						
1060/0734	1/05/2018	WD U	U	I	12	66,700
GRANTOR: THE BANK OF NEW YORK						
GRANTEE: WHITE LUKE EMERY &						

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
1	0060	DECK WOOD	0	100	4	5			5.00	0.01	2019	2019	3	20	0	
2	0210	CONCRETE D	0	100	22	5			6.00	0.01	1980	1980	3	20	0	

TOTAL OB/XF										0						
9 N EGRET ST, CRAWFORDVILLE																

BUILDING NOTES									
FOP=[YR=1993] W20 FOP=[YR=1993] N12 W22 S12 E22\$ PCP=[YR=1993] W22 S52 E22 N52\$ S16 E20 N16\$ PTR= E10 BAS=[YR=1993] S8 FOP=[YR=2020] S4 E4 N4 W4\$ E4 S44 E22 N36 E20 N16 W16 FOP=[YR=1993] E16 S16 W20 S36 E4 N17 FOP=[YR=1993] E4 N15 W4 S15\$ N15 E20 N24 W20 S4\$ BAS=[YR=2020] N12 W30 S12 E30\$ W30\$ W10\$.									

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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000132	C	SFR RIVER	100			119.00	413.00	1.00	LT		1.00	1.00	1.00	90,000.00	90,000.00	90,000							