

MYSTERIOUS WATERS
 LOT 103
 OR 51 P 780-785 & OR 84 P 583

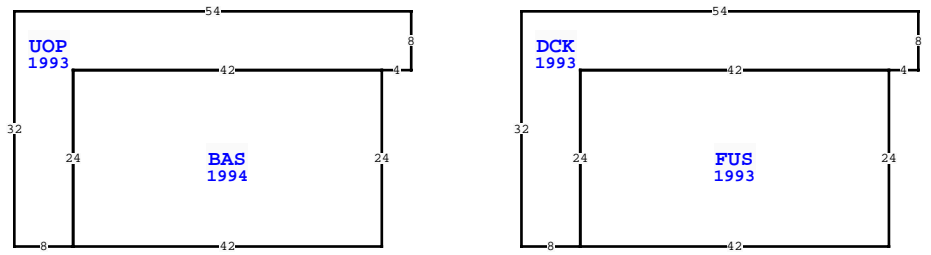
KARSTETER CHRISTOPHER C
 726 BOYLSTON AVE E #5
 SEATTLE, WA 98102

2024

00-00-003-082-06177-000

ELEMENT	CD	CONSTRUCTION
Foundation	05	PILE CONCR 100
Frame		N/A 100
Exterior Wall	08	WD ON PLY 50
Exterior Wall	17	CB STUCCO 50
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 100
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		2 100
Bathrooms		1 100
Story Height		0 100
Stories	2.	2. 100
Units		0 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,203	126.5000	120.18	264,757	1991	1992	0	0	31.00	69.00		
1 SINGLE FAM 0% - 2024 Heated Area: 2016 HX Base Yr													



Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	1	MKT AREA 12			
NEIGHBORHOOD/LOC	82.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,008	100	1994	1,008	83,587
DCK	624	10	1993	62	5,141
FUS	1,008	100	1993	1,008	83,587
UOP	624	20	1993	125	10,366
TOTALS	3,264			2,203	182,682

35 TURKEY TRL, CRAWFORDVILLE

BLD DATE	06/27/2017	MMJT	LGL DATE	
XF DATE	06/27/2017	RTJT	LAND DATE	06/27/2017
INC DATE			AG DATE	

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	0051	CARPOT UN	0	0	24	30	720.00	SF	12.00	12.00	100	1991	1991	3	48	4,147	
2	0211	CONCRETE W	0	0	0	0	30.00	SF	6.00	6.00	100	1991	1991	3	20	36	
3	0620	WOOD UTL B	0	0	20	8	160.00	SF	6.00	6.00	100	1992	1992	3	20	192	
4	0055	PORTABLE C	0	0	50	20	1,000.00	SF	3.00	3.00	100	2006	2006	3	27	810	
5	0700	PORT BLDG	0	0	10	8	80.00	SF	8.00	8.00	100	2008	2008	3	70	448	

TOTAL OB/XF 5,633

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	000100	C	SFR	0			200.00	100.00	1.00	LT		1.00	1.00	0.75	38,000.00	28,500.00	28,500							

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY	STANDARD				
Tax Group: 3	Tax Dist:				
BUILDING MARKET VALUE	182,682				
TOTAL MARKET OB/XF VALUE	5,633				
TOTAL LAND VALUE - MARKET	28,500				
TOTAL MARKET VALUE	216,815				
SOH/AGL Deduction	0				
ASSESSED VALUE	216,815				
TOTAL EXEMPTION VALUE	0				
BASE TAXABLE VALUE	216,815				
TOTAL JUST VALUE	216,815				
NCON VALUE	0				
INCOME VALUE	0				
PREVIOUS YEAR MKT VALUE	225,934				
CORRECT AC PER DEED & MAPPING					
CHG EXW, FNDN. CHG UOP1993 TO DCK 1993.					
5 YR PRCL CK. DEL XFOB LN 6. PU XFOB LN 5.					
ADD WR FOR 2017					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
18386	N/A	0	04/08/1994		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1378/0184	9/13/2024	WD	U	I	11	100
GRANTOR: BOREL APRIL D						
GRANTEE: KARSTETER CHRISTOPH						
1343/0697	1/10/2024	PR	U	I	30	100
GRANTOR: KARSTETER CHRISTOPHER						
GRANTEE: KARSTETER CHRISTOPH						

BUILDING NOTES

BUILDING DIMENSIONS
UOP=[YR=1993] W54 S32 E8 N24 E42 BAS=[YR=1994] W42 S24 E42 N24\$ E4 N8\$ PTR= E15 DCK=[YR=1993] S32 E8 N24 E42 FUS=[YR=1993] W42 S24 E42 N24\$ E4 N8 W54\$ W15\$.