WAKULLA GARDENS UNIT 2
BLOCK 7 LOT 25 & W 1/2 LOT 26
OR 13 P 155 OR 534 P 136

GRAHAM RYAN M
69 PUEBLO TRAIL
CRAWFORDVILLE, FL 32327

2024

00-00-034-009-08453-000

BUILDING CHARACTERISTICS

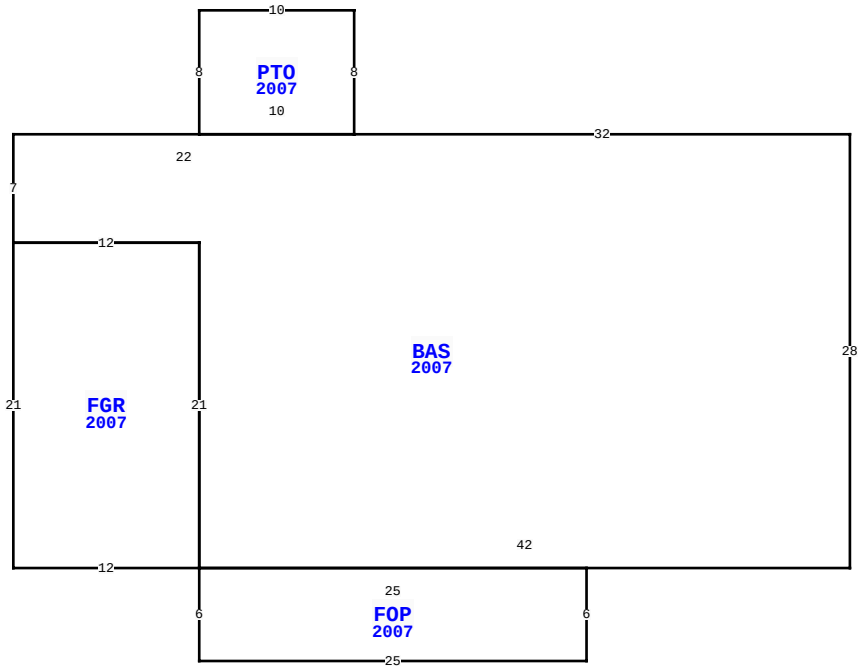
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	08	FAIR
DOR CODE	0100	SINGLE FAMILY
MAP NUM	4	MKT AREA 10
NEIGHBORHOOD/LOC	9.00	1.25/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,260	100	2007	1,260	140,430
FGR	252	50	2007	126	14,043
FOP	150	30	2007	45	5,015
PTO	80	5	2007	4	446
TOTALS	1,742			1,435	159,934

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,435	106.6500	126.65	181,743	2007	2011	0	0	0	12.00	88.00

1 SINGLE FAM 100% - 2019 Heated Area: 1260 HX Base Yr 2019



69 PUEBLO TRL, CRAWFORDVILLE

BLD DATE	09/17/2019 RTJT	LGL DATE	
XF DATE	09/17/2019 RTJT	LAND DATE	03/07/2009 JBHC
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		159,934
TOTAL MARKET OB/XF VALUE		1,885
TOTAL LAND VALUE - MARKET		12,000
TOTAL MARKET VALUE		173,819
SOH/AGL Deduction		54,647
ASSESSED VALUE		119,172
TOTAL EXEMPTION VALUE	HX HB VX	55,000
BASE TAXABLE VALUE		64,172
TOTAL JUST VALUE		173,819
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		159,396

FR PRMT CK, PU XFOB. CC 03/2022
INCR EYB 2007-2011 RE-ROOF CC 3-2022
5 YR PRCL CK, PU XFOB LN 3
ADD SSN

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000145	HVAC CHANGE OUT-C		03/01/2024
OBN23-00046	Generator/Electri		10/30/2023
OB22-000127	RE-ROOF-CC	0	03/02/2022
OBN22-00002	SOLAR PANELS-CC	0	02/25/2022
2007114	SFD-CO	0	01/26/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1091/0090	11/06/2018	WD	Q	I	01	113,000
GRANTOR: ACCOUNTABLE INVESTMEN						
GRANTEE: GRAHAM RYAN M						
0950/0006	8/20/2014	QC	U	I	30	100
GRANTOR: VIDAL DIEGO F & PILAR						
GRANTEE: ACCOUNTABLE INVESTM						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2007] W32 PTO=[YR=2007] N8 W10 S8 E10$ W22 S7 FGR=[YR=2007] S21 E12 N21 W12$ E12 S21 FOP=[YR=2007] S6 E25 N6 W25$ E42 N28$.

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	0210	CONCRETE D	0	100	30	9	270.00	SF	6.00	6.00	100	2007	2007	3	30	486	
2	0211	CONCRETE W	0	100	17	3	51.00	SF	6.00	6.00	100	2007	2007	3	30	92	
3	0080	4' CHAINLI	0	100	0	0	150.00	LF	13.00	13.00	100	2015	2015	3	67	1,307	
4	1450	SOLAR PANE	0	100	0	0	20.00	UT	0.00	0.00	100	2022	2022	3	97	0	

LAND DESCRIPTION

TOTAL OB/XF 1,885

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	000100	C	SFR	100			50.00	100.00	1.50	LT		1.00	1.00	1.00	8,000.00	8,000.00	12,000							

REVIEW DATE 04/13/2022 BY FRLA Total Acres: 0.11 Total Land Value: 12,000 Market: 0 Agricultural: 0 Common: 12,000 PRINTED 04/22/2026 BY SYS