WAKULLA GARDENS UNIT 5
BLOCK 49 LOT 21
OR 46 P 880 OR 253 P 325

LAUGHLIN JENNIFER K
59 CHICKAT TRAIL
CRAWFORDVILLE, FL 32327

2024

00-00-034-012-09580-021

BUILDING CHARACTERISTICS

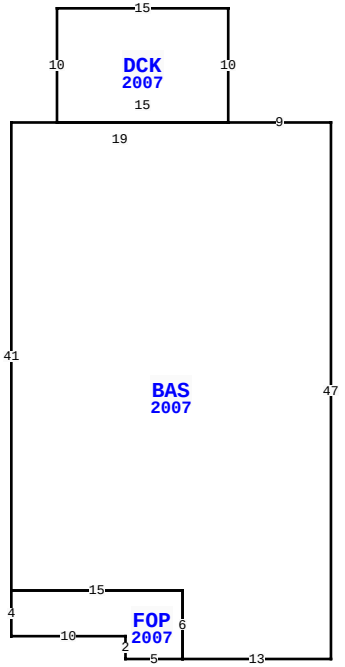
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 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	12.00	1.20/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,226	100	2007	1,226	125,208
DCK	150	10	2007	15	1,532
FOP	70	30	2007	21	2,145
TOTALS	1,446			1,262	128,885

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,262	106.6500	121.58	153,434	2007	2007	0	0	0	16.00	84.00

1 SINGLE FAM 100% - 2021 Heated Area: 1226 HX Base Yr 2021



59 CHICKAT TRL, CRAWFORDVILLE

BLD DATE	09/25/2019	RTJT	LGL DATE		
XF DATE	09/25/2019	RTJT	LAND DATE	03/09/2008	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		128,885
TOTAL MARKET OB/XF VALUE		1,106
TOTAL LAND VALUE - MARKET		13,600
TOTAL MARKET VALUE		143,591
SOH/AGL Deduction		35,523
ASSESSED VALUE		108,068
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		58,068
TOTAL JUST VALUE		143,591
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		130,840

ADD HX FOR 2021 -LAUGHLIN

2020 HX RNWL CARD RTN BY PO- WITH FWD ADDR

NEED SPOUSE INFOR- SEE ABOVE MARR CERT INFO

MARR CERT EDWARD JOSEPH STOKELEY OR 1135/414

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2007703	SFD-CO	0	05/09/2007

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1149/0185	4/28/2020	WD	Q	I	01	123,500
GRANTOR: ASHMORE KATHRYN A & S						
GRANTEE: LAUGHLIN JENNIFER K						
1070/0057	4/13/2018	WD	Q	I	01	113,000
GRANTOR: MCDONALD CHRISTOPHER						
GRANTEE: ASHMORE KATHRYN A						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2007] W9 DCK=[YR=2007] N10 W15 S10 E15$ W19 S41
FOP=[YR=2007] S4 E10 S2 E5 N6 W15$ E15 S6 E13 N47$.

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	20	20	400.00	SF	6.00	6.00	100	2007	2007	3	30	720	
2	0211	CONCRETE W	0	100	12	4	48.00	SF	6.00	6.00	100	2007	2007	3	30	86	
3	0955	PRIVACY FE	0	100	0	0	50.00	LF	15.00	15.00	100	2007	2007	3	40	300	

LAND DESCRIPTION

TOTAL OB/XF 1,106

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	1.00	LT		1.00	1.00	1.00	13,600.00	13,600.00	13,600							

REVIEW DATE 09/25/2019 BY RTJT Total Acres: 0.11 Total Land Value: 13,600 Market: 0 Agricultural: 0 Common: 13,600 PRINTED 05/06/2026 BY SYS