WAKULLA GARDENS BLOCK 1
LOT 14 & 15 DB 61 P 469
OR 435 P 215 OR 948 P 331

PICKLES MATTHEW JOSEPH
31 SIOUX TRAIL
CRAWFORDVILLE, FL 32327

2024

00-00-035-008-06623-001

BUILDING CHARACTERISTICS

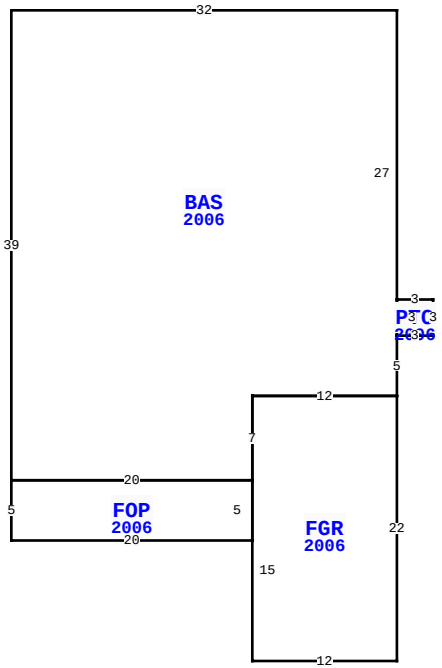
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 70
Exterior Wall	19	COMMON BRK 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	10	LAMINATED 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 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	8.00	1.25/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,164	100	2006	1,164	117,606
FGR	264	50	2006	132	13,336
FOP	100	30	2006	30	3,031
PTO	9	5	2006	0	0
TOTALS	1,537			1,326	133,974

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,326	102.5100	121.73	161,414	2006	2006	0	0	0	17.00	83.00

1 SINGLE FAM 0% - 0 Heated Area: 1164 HX Base Yr



31 SIOUX TRL, CRAWFORDVILLE

BLD DATE	06/18/2020	RTAK	LGL DATE	06/18/2020	RTAK
XF DATE	06/18/2020	RTAK	LAND DATE		
INC DATE			AG DATE		

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	0130	FIRE PLACE	0	0	0	0	1.00	UT	1,300.00	1,300.00	100	2006	2006	3	66	858	
2	0210	CONCRETE D	0	0	17	10	170.00	SF	6.00	6.00	100	2006	2006	3	27	275	
3	0211	CONCRETE W	0	0	20	4	80.00	SF	6.00	6.00	100	2006	2006	3	27	130	
4	0955	PRIVACY FE	0	0	0	0	88.00	LF	15.00	15.00	100	2019	2019	3	96	1,267	

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	133,974
TOTAL MARKET OB/XF VALUE	2,530
TOTAL LAND VALUE - MARKET	14,000
TOTAL MARKET VALUE	150,504
SOH/AGL Deduction	14,008
ASSESSED VALUE	136,496
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	136,496
TOTAL JUST VALUE	150,504
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	130,509

H5 - NEED SPOUSE INFO

VERIFIED 5YR PRCL CH

5 YR PRCL CH, PU XFOB LN 4

CORRECTED NAME FROM HOSHUA TO JOSHUA

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2006219	SFD - CO 6/8/6	0	02/02/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1159/0176	7/08/2020	WD	Q	I	01	142,900
GRANTOR: DURDEN KOURTNEY D & J						
GRANTEE: PICKLES MATTHEW JOS						
1056/0824	12/11/2017	WD	Q	I	01	102,400
GRANTOR: LUPO JOSEPH A						
GRANTEE: DURDEN KOURTNEY D &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2006] W32 S39 FOP=[YR=2006] S5 E20 N5 W20$ E20
FGR=[YR=2006] S15 E12 N22 W12 S7$ N7 E12 N5 PTO=[YR=2006] E3 N3 W3 S3$ N27$.

LAND DESCRIPTION

TOTAL OB/XF 2,530

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	0			50.00	100.00	2.00	LT		1.00	1.00	1.00	7,000.00	7,000.00	14,000							

REVIEW DATE 06/18/2020 BY RTAK Total Acres: 0.11 Total Land Value: 14,000 Market: 0 Agricultural: 0 Common: 14,000 PRINTED 04/01/2026 BY SYS