

WAKULLA GARDENS
BLOCK 4 LOTS 29,30,31 LESS
ALL OF LOT 31, A PORTION OF

DURDEN CHRISTINE
1733 HIGHWAY 69
GRAND RIDGE, FL 32442

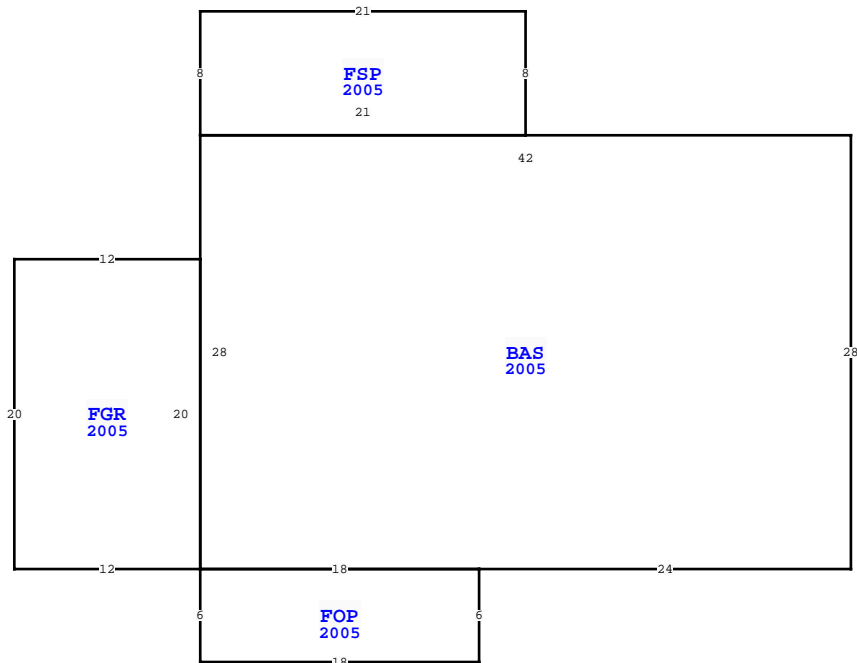
2024

00-00-035-008-06711-001



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

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,420	108.4500	128.78	182,868	2005	2005	0	0	18.00	82.00		
1 SINGLE FAM 0% - 2024 Heated Area: 1176 HX Base Yr													



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	1,176	100	2005	1,176	124,185
FGR	240	50	2005	120	12,672
FOP	108	30	2005	32	3,379
FSP	168	55	2005	92	9,715
TOTALS	1,692			1,420	149,952

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	0210	CONCRETE D	0	0	26	12	312.00	SF	6.00	6.00	100	2005	2005	3	24	449	
2	0211	CONCRETE W	0	0	16	3	48.00	SF	6.00	6.00	100	2005	2005	3	24	69	
3	0955	PRIVACY FE	0	0	0	0	263.00	LF	15.00	15.00	100	2005	2005	3	20	789	
4	0080	4' CHAINLI	0	0	0	0	128.00	LF	13.00	13.00	100	2006	2006	3	27	449	
5	0605	PORT VINYL	0	0	3	5	15.00	SF	0.00	0.00	100	2008	2008	3	34	0	

136 BROKEN BOW TRL, CRAWFORDVILLE													
BLD DATE	10/14/2021	FRFR	LGL DATE										
XF DATE	10/14/2021	FRFR	LAND DATE	03/19/2018 FRFR									
INC DATE			AG DATE										
TOTAL OB/XF 1,756													

LAND DESCRIPTION														TOTAL OB/XF										
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			93.00	80.00	1.50	LT		1.00	1.00	1.00	7,000.00	7,000.00	10,500							

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE			149,952
TOTAL MARKET OB/XF VALUE			1,756
TOTAL LAND VALUE - MARKET			10,500
TOTAL MARKET VALUE			162,208
SOH/AGL Deduction			0
ASSESSED VALUE			162,208
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			162,208
TOTAL JUST VALUE			162,208
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			140,266

WHIDDON - PORT TO 04606-000			
5 YR PRCL CH, N/C FRFR			
5 YR PRCL CH, PU FNDN & FRME, PU XFOB LN 5			
PU XFOB#4, 5 YR PRCL CK			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB24-000508	RE-ROOF/SHINGLES-		07/17/2024
20051150	SFD	0	08/03/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1377/0415	7/31/2024	WD Q	Q	I	01	215,000
GRANTOR: WHIDDON JOHN W						
GRANTEE: DURDEN CHRISTINE						
0632/0672	12/21/2005	WD Q	Q	V		127,400
GRANTOR: TRIPLE H CONSTRUCTION						
GRANTEE: WHIDDON JOHN W AND						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2005] W42 FSP=[YR=2005] E21 N8 W21 S8\$ S28 E18
FOP=[YR=2005] W18 FGR=[YR=2005] N20 W12 S20 E12\$ S6 E18 N6\$
E24 N28\$.