WAKULLA GARDENS
BLOCK 8 LOT 32 & 33
OR 7 P 789

POPP ADAM/POPP REBECCA
73 SHAWNEE TRL
CRAWFORDVILLE, FL 32327

2024

00-00-035-008-06952-000

WAKULLA COUNTY PROPERTY

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	08	SHT VINYL 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

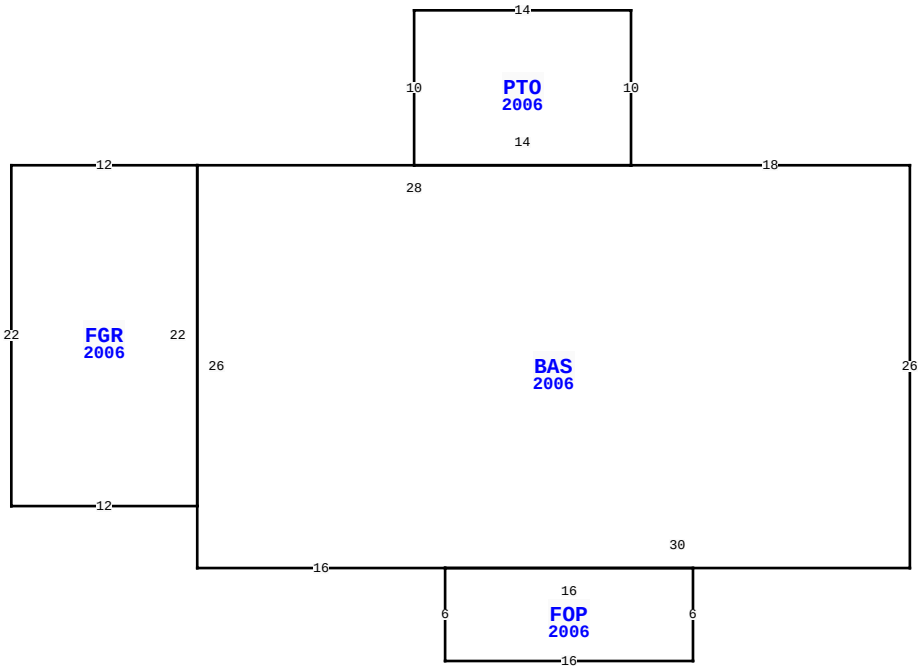
DOR CODE	0100 SINGLE FAMILY		
MAP NUM	4	MKT AREA	10
NEIGHBORHOOD/LOC	8.00	1.25/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,196	100	2006	1,196	117,761
FGR	264	50	2006	132	12,997
FOP	96	30	2006	29	2,855
PTO	140	5	2006	7	689
TOTALS	1,696			1,364	134,303

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,364	99.9000	118.63	161,811	2006	2006	0	0	0	17.00	83.00

1 SINGLE FAM 0% - 2023 Heated Area: 1196 HX Base Yr



73 SHAWNEE TRL, CRAWFORDVILLE

BLD DATE	02/11/2019	RTTP	LGL DATE	
XF DATE	02/11/2019	RTTP	LAND DATE	03/19/2018 RTTP
INC DATE			AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	134,303
TOTAL MARKET OB/XF VALUE	1,503
TOTAL LAND VALUE - MARKET	14,000
TOTAL MARKET VALUE	149,806
SOH/AGL Deduction	6,766
ASSESSED VALUE	143,040
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	143,040
TOTAL JUST VALUE	149,806
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	130,036

COA PER USPS C/O PAUL ROBERT WILDEY
5 YR PRCL CHK N/C
ADD CHG PER USPS FORM 3547
@ MLG ADDR IN LEON? REMOVE HX 2016

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20051526	SFD - CO 5/18/6	0	09/29/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1246/0879	1/11/2022	WD	Q	I	01	160,000
GRANTOR: WILDEY PAUL ROBERT						
GRANTEE: POPP ADAM & REBECCA						
0660/0633	6/05/2006	WD	Q	V	02	129,000
GRANTOR: LONESTAR BUILDERS & D						
GRANTEE: WILDEY PAUL ROBERT						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2006] W18 PTO=[YR=2006] N10 W14 S10 E14$ W28 FGR=[YR=2006] W12 S22 E12 N22$ S26 E16 FOP=[YR=2006] S6 E16 N6 W16$ E30 N26$.

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	0	33	10	330.00	SF	6.00	6.00	100	2006	2006	3	27	535	
2	0211	CONCRETE W	0	0	16	4	64.00	SF	6.00	6.00	100	2006	2006	3	27	104	
3	0955	PRIVACY FE	0	0	0	0	192.00	LF	15.00	15.00	100	2006	2006	3	30	864	

LAND DESCRIPTION

TOTAL OB/XF 1,503

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

REVIEW DATE 03/17/2022 BY JS Total Acres: 0.23 Total Land Value: 14,000 Market: 0 Agricultural: 0 Common: 14,000 PRINTED 04/29/2026 BY SYS