LOT 38 HS P-24-M-9
IN SW 1/4 OF LOT 38 HS
KNOWN AS PARCELS A, B & C

TAFF SAMUEL L/TAFF KATHERINE
80 OHANA LN
CRAWFORDVILLE, FL 32327

2024

00-00-038-000-09760-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 100
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	03	AVERAGE
DOR CODE	0100	SINGLE FAMILY

MAP NUM: 1 | MKT AREA: 10

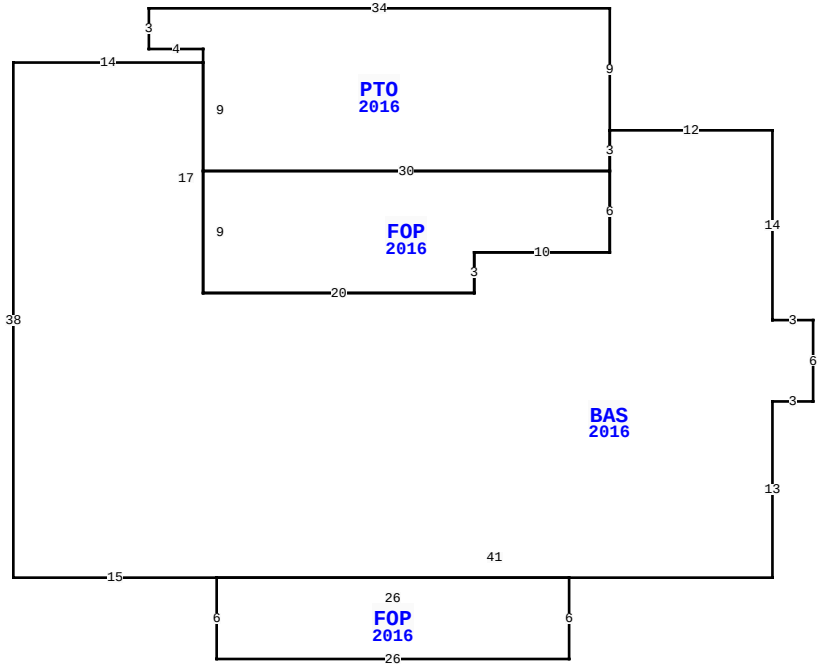
NEIGHBORHOOD/LOC: 000 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,606	100	2016	1,606	166,012
FOP	156	30	2016	47	4,858
FOP	240	30	2016	72	7,443
PTO	372	5	2016	19	1,964
TOTALS	2,374			1,744	180,277

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,744	117.0000	111.15	193,846	2016	2016	0	0	0	7.00	93.00

1 SINGLE FAM 100% - 2017 Heated Area: 1606 HX Base Yr 2017



80 OHANA LN, CRAWFORDVILLE

BLD DATE	10/20/2021 JSJS	LGL DATE	
XF DATE	10/20/2021 JSJS	LAND DATE	10/20/2021 JSJS
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	180,277
TOTAL MARKET OB/XF VALUE	11,952
TOTAL LAND VALUE - MARKET	48,600
TOTAL MARKET VALUE	240,829
SOH/AGL Deduction	66,030
ASSESSED VALUE	174,799
TOTAL EXEMPTION VALUE	HX HB 50,000
BASE TAXABLE VALUE	124,799
TOTAL JUST VALUE	240,829
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	226,980

5 YR PRCL CH, N/C

REMOVE CONF PER OWNER SEE SCANS

REMOVE CONF REQ PER OWNER

MARKED CONFIDENTIAL PER OWNER REQ

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16000016	POLE BARN	0	01/15/2016
15000882	SFD-CO	0	10/01/2015

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0982/0081	9/30/2015	WD	Q	V	01	28,000
GRANTOR: BROWN MORRIS & MCLAUG						
GRANTEE: TAFF SAMUEL L & KAT						
0668/0242	7/25/2006	WD	Q	V	02	88,000
GRANTOR: STEVE BROW LLC						
GRANTEE: BROWN MORRIS & MCLA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2016] W12 PTO=[YR=2016] N9 W34 S3 E4 S9 E30 N3$ S3 FOP=[YR=2016] W30 S9 E20 N3 E10 N6$ S6 W10 S3 W20 N17 W14 S38 E15 FOP=[YR=2016] S6 E26 N6 W26$ E41 N13 E3 N6 W3 N14$.

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	100	0	0	1.00	UT	1,300.00	1,300.00	100	2016	2016	3	86	1,118	
2	0050	CARPORT UN	0	100	36	24	864.00	SF	9.00	9.00	100	2016	2016	3	86	6,687	
3	0210	CONCRETE D	0	100	36	24	864.00	SF	6.00	6.00	100	2016	2016	3	72	3,732	
4	0625	PORT WD UT	0	100	8	12	96.00	SF	6.00	6.00	100	2016	2016	3	72	415	

LAND DESCRIPTION

TOTAL OB/XF 11,952

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			0.00	0.00	4.32	AC		1.00	1.00	1.00	11,250.00	11,250.00	48,600							

REVIEW DATE 10/20/2021 BY JSJS Total Acres: 4.32 Total Land Value: 48,600 Market: 0 Agricultural: 0 Common: 48,600 PRINTED 06/17/2026 BY SYS