

LOT 41 HS P-1-30-M-10
 IN W 1/2 OF LOT 41 HS
 OR 55 P 313 OR 276 P 795-797

BENTON CURTIS J/BENTON HEATHER N
 123 WHITE OAK DR
 CRAWFORDVILLE, FL 32327

2024

00-00-041-000-09779-030

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	03		COMP SHNGL 100		
Interior Wall	05		DRYWALL 100		
Interior Floor	09		PINE WOOD 50		
Interior Floor	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	03		AVERAGE		
DOR CODE	0100		SINGLE FAMILY		
MAP NUM	4		MKT AREA 10		
NEIGHBORHOOD/LOC	999.00		1.25/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,961	100	2009	1,961	230,303
FCP	696	25	2009	174	20,434
FOP	70	30	2009	21	2,466
FOP	351	30	2009	105	12,332
PTO	288	5	2017	14	1,644
UST	96	45	2009	43	5,050
TOTALS	3,462			2,318	272,230

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
1	SINGLE FAM	100%	- 2002											
Heated Area: 1961						HX Base Yr 2002								
BLD DATE			02/13/2019			FRJTT			LGL DATE			02/13/2019		
XF DATE			02/13/2019			FRJTT			LAND DATE			02/13/2019		
INC DATE									AG DATE					

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		272,230	
TOTAL MARKET OB/XF VALUE		3,514	
TOTAL LAND VALUE - MARKET		54,750	
TOTAL MARKET VALUE		330,494	
SOH/AGL Deduction		160,446	
ASSESSED VALUE		170,048	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		120,048	
TOTAL JUST VALUE		330,494	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		305,615	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2008578	INSTALL GAS	0	07/03/2008
2008529	SFD-CO	0	06/16/2008
023136	SW/MH	0	01/21/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0759/0505	6/25/2008	WD Q	Q	I	01	20,900
GRANTOR: BENTON CURTIS J & TON						
GRANTEE: BENTON CURTIS J & H						
0411/0209	6/20/2001	WD Q	Q	I		55,500
GRANTOR: PLATT ALAN D						
GRANTEE: BENTON CURTIS J & T						

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	0130	FIRE PLACE	0	100	0	1.00	UT	1,300.00	1,300.00	100	2008	2008	3	70	910	
2	0210	CONCRETE D	0	100	8	288.00	SF	6.00	6.00	100	2008	2008	3	34	588	
3	0080	4' CHAINLI	0	100	0	204.00	LF	13.00	13.00	100	2017	2017	3	76	2,016	

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		RR1	0.00	0.00	3.65	AC		1.00	1.00	1.00	15,000.00	15,000.00	54,750							