WAKULLA GARDENS UNIT 3
BLOCK 30 LOT 27
OR 17 P 503 OR 162 P 203

WYNNE DAVID R/WYNNE LISA COOK
22 SQUAW RD
CRAWFORDVILLE, FL 32327

2024

00-00-043-010-09123-003

BUILDING CHARACTERISTICS

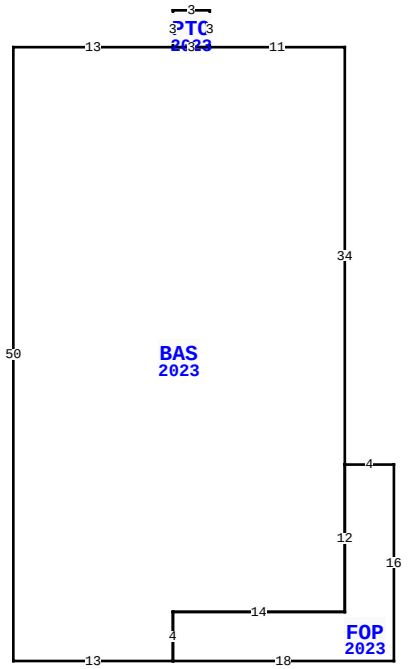
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	VYL PLANK 90
Interior Floo	11	CLAY TILE 10
Ceiling	08	8 FT 100
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Units		0 100
Condition Adj	12	AVERAGE 100
Quality	03	AVERAGE
DOR CODE	0100	SINGLE FAMILY
MAP NUM	4	MKT AREA 10
NEIGHBORHOOD/LOC	10.00	1.20/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,294	100	2023	1,294	163,445
FOP	120	30	2023	36	4,547
PTO	9	5	2023	0	0
TOTALS	1,423			1,330	167,992

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,330	110.8000	126.31	167,992	2023	2023	0	0	0	0.00	100.00

1 SINGLE FAM 100% - 2024 Heated Area: 1294 HX Base Yr 2024



22 SQUAW RD, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		167,992
TOTAL MARKET OB/XF VALUE		2,496
TOTAL LAND VALUE - MARKET		7,650
TOTAL MARKET VALUE		178,138
SOH/AGL Deduction		0
ASSESSED VALUE		178,138
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		128,138
TOTAL JUST VALUE		178,138
NCON VALUE		170,488
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		8,000

NAME CLEAN UP, RMVD DUPLICATED

FR PU NCON & XFOBS

5 YR PRCL CK NC FR

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B23-000033	SFD-CO	0	01/31/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1339/0241	11/30/2023	WD	Q	I	01	221,000
GRANTOR: SOUTHERN CONSTRUCTION						
GRANTEE: WYNNE DAVID R & LIS						
1257/0705	3/09/2022	WD	Q	V	01	32,000
GRANTOR: POLITIS STRAVROS						
GRANTEE: SOUTHERN CONSTRUCTI						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=40,10] E13 E3 E11 S34 S12 W14 S4 W13 N50 $
PTO=[YR=2023;ORIG=53,7] E3 S3 W3 N3 $
FOP=[YR=2023;ORIG=67,44] E4 S16 W18 N4 E14 N12 $
.

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	100	20	20	400.00	SF	6.00	6.00	100	2024	2023	AV	100	2,400	
2	0211	CONCRETE W	0	100	4	4	16.00	SF	6.00	6.00	100	2024	2023	AV	100	96	

LAND DESCRIPTION

TOTAL OB/XF 2,496

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	1.00	LT		1.00	1.00	1.00	7,650.00	7,650.00	7,650							

REVIEW DATE 01/04/2024 BY FRLW Total Acres: 0.15 Total Land Value: 7,650 Market: 0 Agricultural: 0 Common: 7,650 PRINTED 05/06/2026 BY SYS