

HIDDEN MEADOWS LOT 6 BLK E
 OR 619 P 821 OR 697 P 542
 OR 959 P 122 OR 977 P 432

ROBINSON THOMAS A/ROBINSON ELIZABETH M
 39 PASTURE RUN WAY
 CRAWFORDVILLE, FL 32327

2024

00-00-053-317-09901-E06

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
12	HARDWOOD 90				
11	CLAY TILE 10				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
4	100				
2	100				
0	100				
1.	1. 100				
0	100				
03	AVERAGE				
0100	SINGLE FAMILY				
3	MKT AREA	01			
317.00	1.10/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,795	100	2018	1,795	212,406
FEP	160	80	2018	128	15,147
FGR	420	50	2018	210	24,850
FOP	102	30	2018	31	3,668
PTO	9	5	2018	0	0
TOTALS	2,486			2,164	256,071

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,164	119.2000	124.56	269,548	2018	2018	0	0	5.00	95.00	
1 SINGLE FAM 0% - 0 Heated Area: 1923 HX Base Yr												

WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		256,071		
TOTAL MARKET OB/XF VALUE		13,944		
TOTAL LAND VALUE - MARKET		55,000		
TOTAL MARKET VALUE		325,015		
SOH/AGL Deduction		49,042		
ASSESSED VALUE		275,973		
TOTAL EXEMPTION VALUE		0		
BASE TAXABLE VALUE		275,973		
TOTAL JUST VALUE		325,015		
NCON VALUE		5,520		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		245,866		
5 YR PRCL CK, PU XFOB.				
FR PRMT CK, CH BLDG COMP.				
ADDRESS CLEAN UP MV TO LN 1				
5 YR PRCL CK NC FR				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
23000053	ADDITION-CC	0	03/20/2023	
18000006	SFD-CO	0	04/04/2018	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1090/0401	10/23/2018	WD Q	I 01	247,700
GRANTOR: PAFFORD PROPERTIES &				
GRANTEE: ROBINSON THOMAS A &				
0979/0354	8/27/2015	WD U	V 12	830,700
GRANTOR: SBN III REO FL LLC				
GRANTEE: PAFFORD PROPERTIES				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2018;ORIG=0,0] W17 W33 S31 E21 S11 E9 E1 N5 E4 S3 E11 N6 E4 N34 \$				
FGR=[YR=2018;ORIG=-50,31] S20 E21 N20 W21 \$				
FEP=[YR=2018;ORIG=-17,0] N10 W16 S4 S6 E16 \$				
FOP=[YR=2018;ORIG=-20,42] S5 E6 N2 E10 N5 W11 N3 W4 S5 W1 \$				
PTO=[YR=2018;ORIG=-33,-6] W3 S3 E3 N3 \$				

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	0	0	1,555.00	SF	6.00	6.00	100	2018	2018	3	80	7,464	
2	0211	CONCRETE W	0	0	50	4	200.00	SF	6.00	6.00	100	2018	2018	3	80	960	
3	0955	PRIVACY FE	0	0	0	0	368.00	LF	15.00	15.00	100	2024	2023		100	5,520	

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	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	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000								