HIDDEN MEADOWS LOT 11 BLK F
OR 619 P 821 OR 697 P 542
OR 959 P 122 OR 977 P 432

SHINHOSTER TERRELL
191 TILLIS LANE
CRAWFORDVILLE, FL 32327

2024

00-00-053-317-09901-F11

BUILDING CHARACTERISTICS

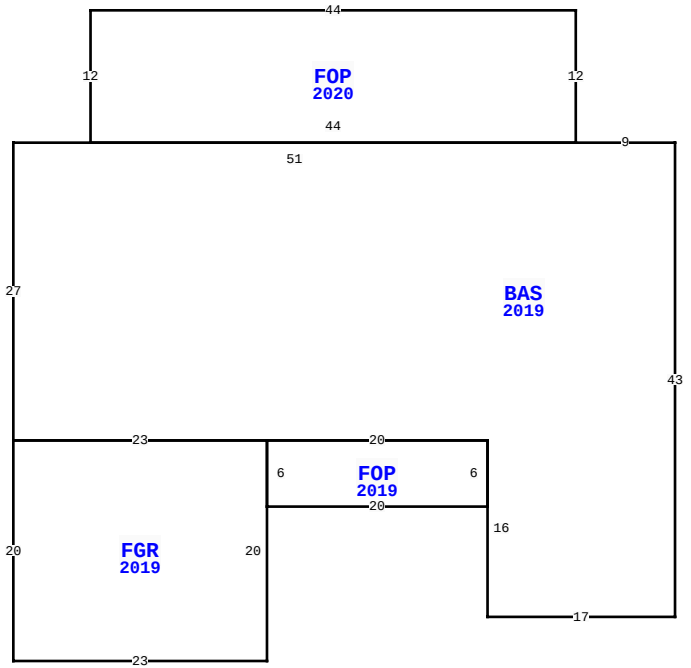
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	VYL PLANK 50
Interior Floo	14	CARPET 50
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 100
Bedrooms		4 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	03	AVERAGE
DOR CODE	0100	SINGLE FAMILY
MAP NUM	3	MKT AREA 01
NEIGHBORHOOD/LOC	317.00	1.10/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,892	100	2019	1,892	215,434
FGR	460	50	2019	230	26,189
FOP	120	30	2019	36	4,099
FOP	528	30	2020	158	17,990
TOTALS	3,000			2,316	263,713

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,316	113.5000	118.61	274,701	2019	2019	0	0	0	4.00	96.00

1 SINGLE FAM 100% - 2021 Heated Area: 1892 HX Base Yr 2021



191 TILLIS LN, CRAWFORDVILLE

BLD DATE	09/22/2020	FRAK	LGL DATE		
XF DATE	09/22/2020	FRAK	LAND DATE	09/22/2020	FRAK
INC DATE			AG DATE		

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		263,713
TOTAL MARKET OB/XF VALUE		40,596
TOTAL LAND VALUE - MARKET		55,000
TOTAL MARKET VALUE		359,309
SOH/AGL Deduction		76,766
ASSESSED VALUE		282,543
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		232,543
TOTAL JUST VALUE		359,309
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		285,947

5 YR PRCL CK, N/C

2021 HX APPLIED SHINHOSTER

5 YR PRCL CH, PU XFOB LN 4-6 & NEW TRAV

5 YR PRCL CH, PU NEW SFD & XFOB LN 1-3

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000178	ELECTRIC	0	09/04/2020
20000789	PORCH	0	08/24/2020
20000092	SWIM POOL-CO	0	06/01/2020
19001124	SFD-CO	0	08/13/2019

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1154/0880	6/04/2020	QC	U	I	30	100
GRANTOR: SHINHOSTER TERRELL &						
GRANTEE: SHINHOSTER TERRELL						
1148/0326	4/24/2020	WD	Q	I	01	261,900
GRANTOR: HARTSFIELD CONSTRUCTI						
GRANTEE: SHINHOSTER TERRELL						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2019] W9 FOP=[YR=2020] N12 W44 S12 E44$ W51 S27
FGR=[YR=2019] S20 E23 N20 W23$ E23 FOP=[YR=2019] S6 E20 N6 W20$ E20 S16 E17 N43$.

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	0	0	1,462.00	SF	6.00	6.00	100	2019	2019	3	85	7,456	
2	0211	CONCRETE W	0	100	46	4	184.00	SF	6.00	6.00	100	2019	2019	3	85	938	
3	0211	CONCRETE W	0	100	23	5	115.00	SF	6.00	6.00	100	2019	2019	3	85	587	
4	0225	POOL,FIBER	0	100	33	14	462.00	SF	50.00	50.00	100	2020	2020	3	89	20,559	
5	0211	CONCRETE W	0	100	0	0	520.00	SF	6.00	6.00	100	2020	2020	3	89	2,777	
6	0955	PRIVACY FE	0	100	0	0	569.00	LF	15.00	15.00	100	2020	2020	3	97	8,279	

LAND DESCRIPTION

TOTAL OB/XF 40,596

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	55,000.00	55,000.00	55,000							

REVIEW DATE 06/06/2024 BY Nwatts Total Acres: 0.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 04/29/2026 BY SYS