

HIDDEN MEADOWS LOT 5 BLK G
OR 619 P 821 OR 697 P 542
OR 959 P 122 OR 977 P 432

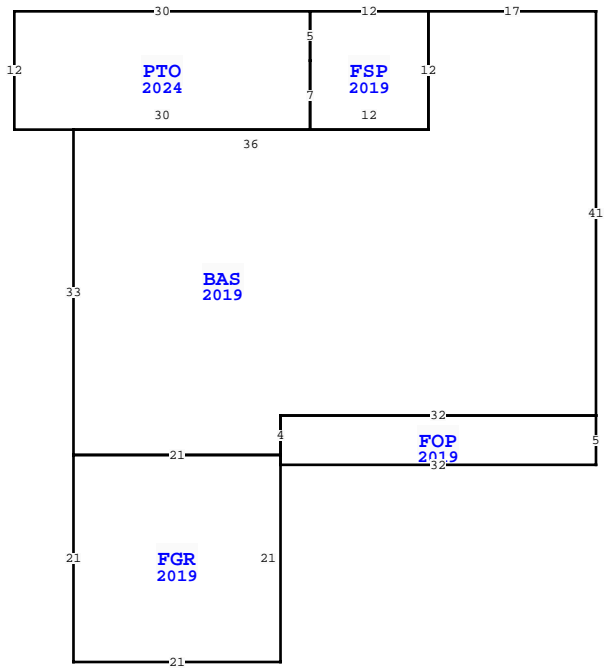
HUYNH TRANG THI VU
111 CONSERVATION WAY
CRAWFORDVILLE, FL 32327

2024

00-00-053-317-09901-G05

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 50
Exterior Wall	11	AVERAGE 50
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
BAS	1,825	100
FGR	441	50
FOP	160	30
FSP	144	55
PTO	360	5
TOTALS	2,930	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,190	113.0000	118.08	258,595	2019	2019	0	0	0	4.00	96.00
1 SINGLE FAM 100% - 2020 Heated Area: 1825 HX Base Yr 2020												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			248,251
TOTAL MARKET OB/XF VALUE			18,063
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			321,314
SOH/AGL Deduction			70,390
ASSESSED VALUE			250,924
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			200,924
TOTAL JUST VALUE			321,314
NCON VALUE			4,728
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			242,321
5 YR PRCL CK, PU XFOBS CHG TRAV DEMO/ADD PTO			
H5 - MC OR 1360 P 522, NEED SPOUSE'S INFO			
REMOVED TYLER NGUYEN FROM HX PER DEED			
PER DEED DATED 1/8/2020			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
18000944	SFD-CO	0	09/27/2018
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD SALE PRICE
1136/0677	1/08/2020	QC U	I 11 100
GRANTOR: NGUYEN TYLER THOAI LC			
GRANTEE: HUYNH TRANG THI VU			
1110/0276	5/15/2019	WD Q	I 01 249,900
GRANTOR: BAYVIEW BUILDERS, LLC			
GRANTEE: NGUYEN TYLER THOAI			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=2019;ORIG=0,0] W17 S12 W36 S33 E21 N4 E32 N41 \$			
FGR=[YR=2019;ORIG=-53,45] S21 E21 N21 W21 \$			
FOP=[YR=2019;ORIG=-32,45] S1 E32 N5 W32 S4 \$			
FSP=[YR=2019;ORIG=-17,0] W12 S5 S7 E12 N12 \$			
PTO=[YR=2024;ORIG=-59,0] E30 S5 S7 W30 N12 \$			

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	100	0	1,537.00	SF	6.00	6.00	100	2019	2019	3	85	7,839		
2	0211	CONCRETE W	0	100	67	268.00	SF	6.00	6.00	100	2019	2019	3	85	1,367		
3	0955	PRIVACY FE	0	100	0	424.00	LF	15.00	15.00	100	2024	2023		97	6,169		
4	0210	CONCRETE D	0	100	8	288.00	SF	6.00	6.00	100	2024	2023		100	1,728		
5	0210	CONCRETE D	0	100	16	160.00	SF	6.00	6.00	100	2024	2023		100	960		
TOTALS													2,930		2,190	248,251	

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	DPH 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								