

HIDDEN MEADOWS LOT 25 BLK H  
 OR 619 P 821 OR 697 P 542  
 OR 959 P 122 OR 977 P 432

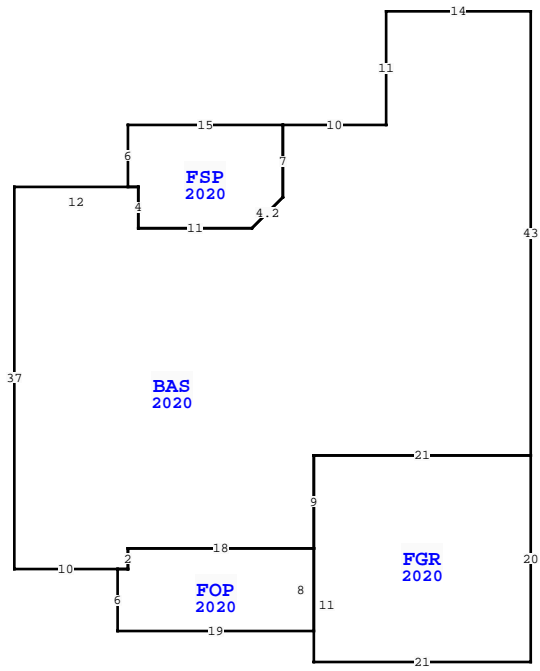
RAY MICHAEL/RAY LINDA  
 305 TILLIS LN  
 CRAWFORDVILLE, FL 32327-8949

**2024**

00-00-053-317-09901-H25

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 50				
14	CARPET 50				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
3	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	1,830	100	2020	1,830	214,255
FGR	420	50	2020	210	24,587
FOP	150	30	2020	45	5,269
FSP	142	55	2020	78	9,133
TOTALS	2,542			2,163	253,242

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,163	115.5000	120.70	261,074	2020	2020	0	0	3.00	97.00
1 SINGLE FAM 100% - 2022 Heated Area: 1830 HX Base Yr 2022											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		262,894	
TOTAL MARKET OB/XF VALUE		13,283	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		331,177	
SOH/AGL Deduction		81,326	
ASSESSED VALUE		249,851	
TOTAL EXEMPTION VALUE		55,000	
BASE TAXABLE VALUE		194,851	
TOTAL JUST VALUE		331,177	
NCON VALUE		12,652	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		246,461	
5 YR PRCK CK, CHG TRAV DEMO /ADD FSP, PU BLDG 2, P			
SENT TO UPDATED ADDRESS			
2022 TRIM RETURNED TO SENDER - NEW TRIM			
COA PER NCOA REPORT			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000098	SFD-CO	0	08/20/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1190/0406	1/15/2021	WD Q	Q	I	01	279,900
GRANTOR: ADAMS QUALITY HOMES I						
GRANTEE: RAY MICHAEL & LINDA						
1123/0261	8/30/2019	WD Q	Q	V	05	280,000
GRANTOR: PAFFORD PROPERTIES &						
GRANTEE: ADAMS QUALITY HOMES						

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	0	1,276.00	SF	6.00	6.00	100	2020	2020	3	89	6,814	
2	0211	CONCRETE W	0	100	48	3	144.00	SF	6.00	6.00	100	2020	2020	3	89	769	
3	0955	PRIVACY FE	0	100	0	0	176.00	LF	15.00	15.00	100	2024	2023		100	2,640	
4	0700	PORT BLDG	0	100	0	0	1.00	SF	0.00	0.00	100	2024	2023		98	0	
5	0955	PRIVACY FE	0	100	0	0	180.00	LF	15.00	15.00	100	2024	2023		100	2,700	
6	0210	CONCRETE D	0	100	6	10	60.00	SF	6.00	6.00	100	2024	2023		100	360	

LAND DESCRIPTION																								
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							

TOTAL OB/XF											
13,283											

