

HIDDEN MEADOWS LOT 31 BLK H  
 OR 619 P 821 OR 697 P 542  
 OR 959 P 122 OR 977 P 432

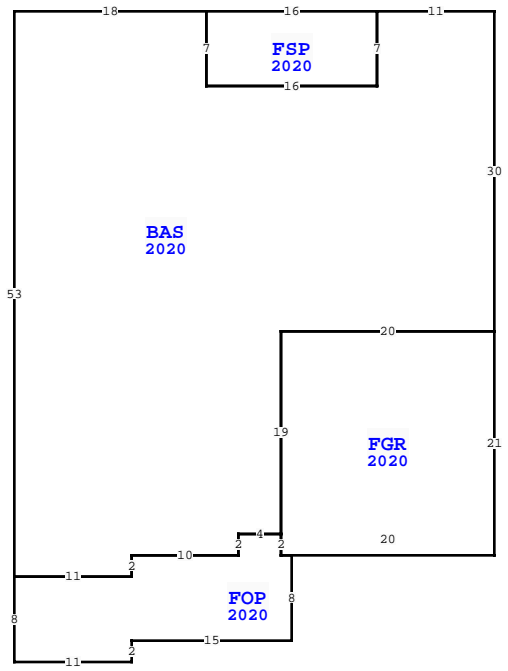
FONES CLYDE W/FONES PATRICIANN L  
 271 TILLIS LN  
 CRAWFORDVILLE, FL 32327

**2024**

00-00-053-317-09901-H31

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
05	WOOD FRAME 100				
02	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
07	VYL PLANK 100				
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	1,777	100	2020	1,777	199,948
FGR	420	50	2020	210	23,629
FOP	216	30	2020	65	7,314
FSP	112	55	2020	62	6,976
TOTALS	2,525			2,114	237,867

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,114	111.0000	116.00	245,224	2020	2020	0	0	3.00	97.00
1 SINGLE FAM 100% - 2022 Heated Area: 1777 HX Base Yr 2022											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		249,193	
TOTAL MARKET OB/XF VALUE		39,653	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		343,846	
SOH/AGL Deduction		64,073	
ASSESSED VALUE		279,773	
TOTAL EXEMPTION VALUE		55,000	
BASE TAXABLE VALUE		224,773	
TOTAL JUST VALUE		343,846	
NCON VALUE		288	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		263,456	
5 YR PRCL CK, PU XFOB, CHG TRAV PU BLDG 2			
PU XFOB LN 3,4,5,6			
5 YR PRCL CH, PU NEW SFD AND XFOB LN 1,2			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN21-00014	SWIMMING POOL-CC	0	06/16/2021
20000097	SFD-CO	0	08/14/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1190/0118	1/12/2021	WD	U	I	30	100
GRANTOR: FONES CLYDE W & PATRI						
GRANTEE: FONES KELLIE ANN &						
1188/0304	1/12/2021	WD	Q	I	01	270,500
GRANTOR: ADAMS QUALITY HOMES I						
GRANTEE: FONES CLYDE W & PAT						

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	1,384.00	SF	6.00	6.00	100	2020	2020	3	89	7,391	
2	0211	CONCRETE W	0	100	31	3	93.00	SF	6.00	6.00	100	2020	2020	3	89	497	
3	0210	CONCRETE D	0	100	0	0	645.00	SF	6.00	6.00	100	2021	2021	3	93	3,599	
4	0955	PRIVACY FE	0	100	0	0	290.00	LF	15.00	15.00	100	2021	2021	3	98	4,263	
5	0220	POOL VINYL	0	100	28	14	392.00	SF	60.00	60.00	100	2021	2021	3	93	21,874	
6	0211	CONCRETE W	0	100	0	0	312.00	SF	6.00	6.00	100	2021	2021	3	93	1,741	
7	0210	CONCRETE D	0	100	12	4	48.00	SF	6.00	6.00	100	2024	2023		100	288	
TOTALS															39,653		

BUILDING NOTES														
BLD DATE 10/19/2021 FRFR LGL DATE 10/19/2021														
XF DATE 10/19/2021 FRFR LAND DATE 10/19/2021 FRFR														
INC DATE AG DATE														

BUILDING DIMENSIONS														
BAS=[YR=2020] W11 FSP=[YR=2020] W16 S7 E16 N7\$ S7 W16 N7 W18 S53 FOP=[YR=2020] S8 E11 N2 E15 N8 W1 N2 W4 S2 W10 S2 W11\$ E11 N2 E10 N2 E4 FGR=[YR=2020] S2 E20 N21 W20 S19\$ N19 E20 N30\$.														

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							

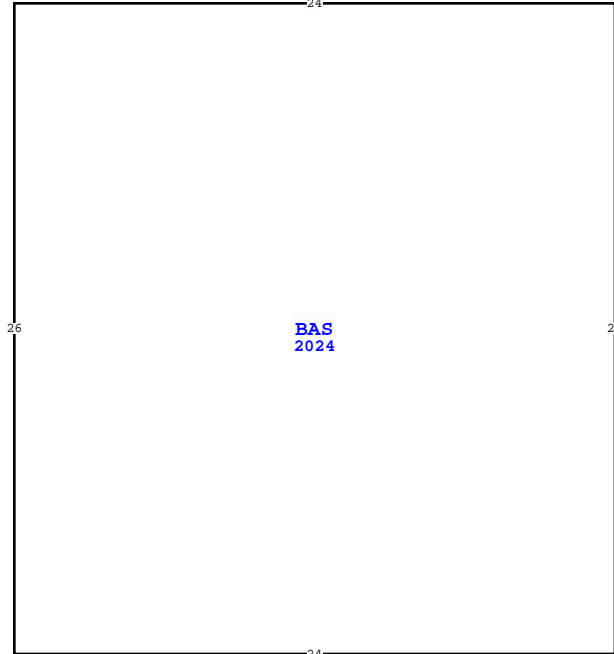
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 OR 959 P 122 OR 977 P 432

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 CRAWFORDVILLE, FL 32327

**2024**

00-00-053-317-09901-H31  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB 100	
Frame	02	WOOD FRAME 100	
Exterior Wall	24	CORG METAL 100	
Roof Structur	07	GAMBREL 100	
Roof Cover	13	GALVALUM 100	
Interior Wall	07	NONE 100	
Interior Floo	03	CONC FINSH 100	
Heating Type	01	NONE 100	
Air Condition	01	NONE 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
BAS	624	100	2024
TOTALS	624		624

MARKET ADJUSTMENTS																										
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND															
2	WKSHP/BARN	100%	- 2024	18.15	11,326	2023	2023	0	0	0.00	100.00															
Heated Area: 624						HX Base Yr 2022																				
																										
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>10/19/2021</th> <th>FRFR</th> <th>LGL DATE</th> <th></th> </tr> <tr> <th>XF DATE</th> <th>10/19/2021</th> <th>FRFR</th> <th>LAND DATE</th> <th>10/19/2021</th> </tr> <tr> <th>INC DATE</th> <th></th> <th></th> <th>AG DATE</th> <th></th> </tr> </thead> </table>												BLD DATE	10/19/2021	FRFR	LGL DATE		XF DATE	10/19/2021	FRFR	LAND DATE	10/19/2021	INC DATE			AG DATE	
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WAKULLA COUNTY PROPERTY				PAGE 2 of 2	3
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TOTAL EXEMPTION VALUE				HX HB VX 55,000	
BASE TAXABLE VALUE				224,773	
TOTAL JUST VALUE				343,846	
NCON VALUE				288	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				263,456	
ADD ST.NAME					
5 YR PRCL CK N/C					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
<b>SALES DATA</b>					
OFF RECORD Number	DATE	TYPE INST	Q / V / I /	RSN CD	SALE PRICE
1190/0118	1/12/2021	WD U	I	30	100
GRANTOR: FONES CLYDE W & PATRI					
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1188/0304	1/12/2021	WD Q	I	01	270,500
GRANTOR: ADAMS QUALITY HOMES I					
GRANTEE: FONES CLYDE W & PAT					
<b>BUILDING NOTES</b>					
<b>BUILDING DIMENSIONS</b>					
BAS=[YR=2024;ORIG=40,10] E24 S26 W24 N26 \$					

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
271 TILLIS LN, CRAWFORDVILLE											
TOTALS 624 624 11,326											

UNIT TYPE	D	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
TOTAL OB/XF 0														

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D
REVIEW DATE 06/06/2024 BY Nwatts Total Acres: 0.00											

TOTAL OB/XF											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D
Market: 0 Agricultural: 0 Common: 55,000											

TOTAL OB/XF											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D
Market: 0 Agricultural: 0 Common: 55,000											