

HIDDEN MEADOWS LOT 35 BLK H  
 OR 619 P 821 OR 697 P 542  
 OR 959 P 122 OR 977 P 432

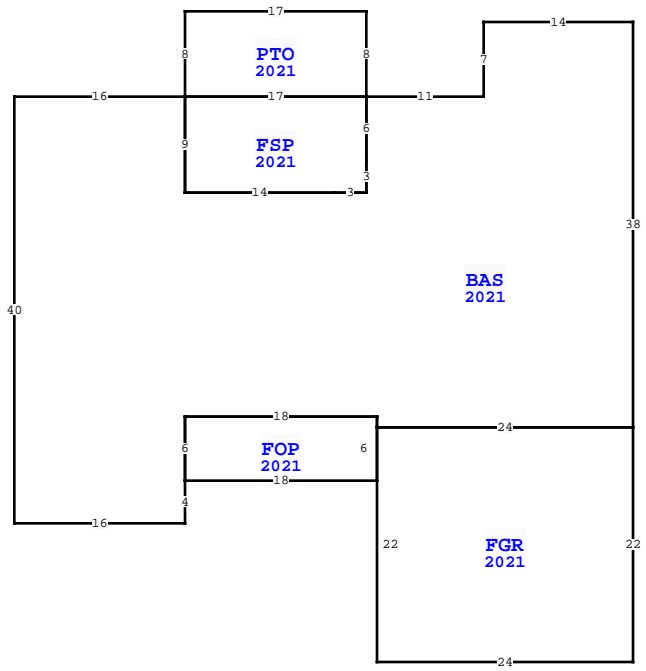
KUSEL ANDREW/SLOAN JAMIE  
 249 TILLIS LANE  
 CRAWFORDVILLE, FL 32327

**2024**

00-00-053-317-09901-H35

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 Floor	11	CLAY TILE 90
Interior Floor	14	CARPET 10
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

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,256	128.5000	134.28	302,936	2021	2021	0	0	2.00	98.00	
1 SINGLE FAM 100% - 2022 Heated Area: 1869 HX Base Yr 2022												



BUILDING CHARACTERISTICS					
QUALITY	DOR CODE	MAP NUM	NEIGHBORHOOD/LOC	AREA TYPE	TOTAL GROSS AREA
03 AVERAGE	0100 SINGLE FAMILY	3	317.00 1.10/	BAS	1,869
				FGR	528
				FOP	108
				FSP	153
				PTO	136
TOTALS					2,794

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	296,877		
TOTAL MARKET OB/XF VALUE	10,596		
TOTAL LAND VALUE - MARKET	55,000		
TOTAL MARKET VALUE	362,473		
SOH/AGL Deduction	93,639		
ASSESSED VALUE	268,834		
TOTAL EXEMPTION VALUE	50,000		HX HB
BASE TAXABLE VALUE	218,834		
TOTAL JUST VALUE	362,473		
NCON VALUE	720		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	284,654		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000756	SFD-CO	0	08/19/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1190/0560	1/22/2021	WD Q	Q	I	01	291,600

BLD DATE	01/21/2021	FRLH	LGL DATE	01/21/2021	FRLH
XF DATE	01/21/2021	FRLH	LAND DATE		
INC DATE			AG DATE		

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	1,490.00	SF	6.00	6.00	100	2021	2021	3	93	8,314	
2	0211	CONCRETE W	0	100 70	280.00	SF	6.00	6.00	100	2021	2021	3	93	1,562	
3	0955	PRIVACY FE	0	100 0	48.00	LF	15.00	15.00	100	2024	2023		100	720	

BUILDING NOTES			
GRANTOR: GOLDEN CONSTRUCTION C			
GRANTEE: KUSEL ANDREW & SLOA			
1123/0255	8/30/2019	WD Q	V 05
GRANTOR: PAFFORD PROPERTIES &			
GRANTEE: GOLDEN CONSTRUCTION			

BUILDING DIMENSIONS			
BAS=[YR=2021] W14 S7 W11 PTO=[YR=2021] N8 W17 S8 E17\$			
FSP=[YR=2021] W17 S9 E14 E3 N3 N6\$ S6 S3 W3 W14 N9 W16 S40			
E16 N4 FOP=[YR=2021] E18 N6 W18 S6\$ N6 E18 S1 FGR=[YR=2021] S22 E24 N22 W24\$ E24 N38\$.			

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								