PALMETTO SUBDIVISION PHASE 1
PB 6 P 10 BLOCK A LOT 13
OR 1202 P 649 OR 1242 P 827

MCCOMMON JOSEPH STEELE/MCCOMMON APRIL
69 STILLMONT DR
CRAWFORDVILLE, FL 32327

**2024**

**00-00-055-407-09932-013**

## BUILDING CHARACTERISTICS

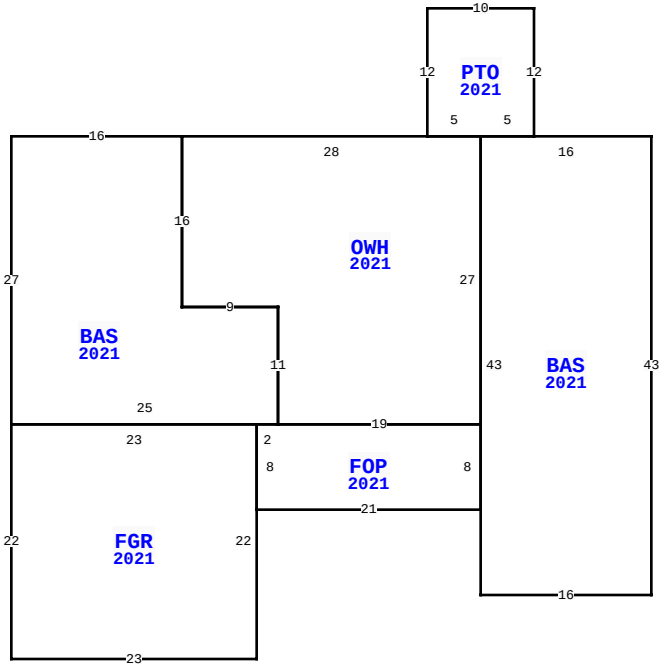
| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| Foundation | 02 | CONCR SLAB 100 |
| Frame | 02 | WOOD FRAME 100 |
| Exterior Wall | 05 | HARDIE BRD 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 90 |
| Interior Wall | 06 | CUST PANEL 10 |
| Interior Floo | 07 | VYL PLANK 50 |
| Interior Floo | 14 | CARPET 50 |
| Heating Type | 04 | AIR DUCTED 100 |
| Air Condition | 03 | CENTRAL 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 | 1 | MKT AREA 10 |
| NEIGHBORHOOD/LOC | 407.00 | 1.00/ |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 531 | 100 | 2021 | 531 | 56,456 |
| BAS | 688 | 100 | 2021 | 688 | 73,148 |
| FGR | 506 | 50 | 2021 | 253 | 26,899 |
| FOP | 168 | 30 | 2021 | 50 | 5,317 |
| OWH | 657 | 100 | 2021 | 657 | 69,852 |
| PTO | 120 | 5 | 2021 | 6 | 638 |
| TOTALS | 2,670 | | | 2,185 | 232,310 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0100 | 01 | 2,185 | 114.2000 | 108.49 | 237,051 | 2021 | 2021 | 0 | 0 | 0 | 2.00 | 98.00 |

1 SINGLE FAM 100% - 2023 Heated Area: 1876 HX Base Yr 2023




69 STILLMONT DR, CRAWFORDVILLE

| | | | | | |
|---|---|---|---|---|---|
| BLD DATE | 11/19/2021 | MMMM | LGL DATE | 11/19/2021 | MMMM |
| XF DATE | 11/19/2021 | MMMM | LAND DATE | | |
| INC DATE | | | AG DATE | | |

## 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 | 53 | 17 | 901.00 | SF | 6.00 | 6.00 | 100 | 2021 | 2021 | 3 | 93 | 5,028 | |
| 2 | 0211 | CONCRETE W | 0 | 100 | 0 | 0 | 151.00 | SF | 6.00 | 6.00 | 100 | 2021 | 2021 | 3 | 93 | 843 | |

## WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 232,310 |
| TOTAL MARKET OB/XF VALUE | 5,871 |
| TOTAL LAND VALUE - MARKET | 60,000 |
| TOTAL MARKET VALUE | 298,181 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 298,181 |
| TOTAL EXEMPTION VALUE | HX HB 50,000 |
| BASE TAXABLE VALUE | 248,181 |
| TOTAL JUST VALUE | 298,181 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 295,803 |

PU NEW SFD;XFOB.S C/O 11-12-21

5 YR PRCL CH, N/C

CREATED FROM PRCL 09932-003

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 21000266 | SFD-CO | 0 | 04/22/2021 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 1242/0827 | 12/14/2021 | WD | Q | I | 01 | 332,900 |
| GRANTOR: HARTSFIELD CONSTRUCTI | | | | | | |
| GRANTEE: MCCOMMON JOSEPH STE | | | | | | |
| 1202/0649 | 4/12/2021 | WD | Q | V | 01 | 500,000 |
| GRANTOR: PALMETTO OF WAKULLA C | | | | | | |
| GRANTEE: HARTSFIELD CONSTRUC | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS=[YR=2021] W16 PTO=[YR=2021] E5 N12 W10 S12 E5$
OWH=[YR=2021] W28 S16 E9 S11 BAS=[YR=2021] N11 W9 N16 W16 S27
FGR=[YR=2021] S22 E23 N22 W23$ E25$ FOP=[YR=2021] W2 S8 E21
N8 W19$ E19 N27$ S43 E16 N43$.

## LAND DESCRIPTION

TOTAL OB/XF 5,871

| 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 | 60,000.00 | 60,000.00 | 60,000 | | | | | | | |

REVIEW DATE 11/19/2021 BY MMMM Total Acres: 0.36 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 04/29/2026 BY SYS