

LOT 56 HS P-2-4-M-13  
IN NE 1/4 OF LOT 56 HS  
OR 45 P 839 & OR 109 P 649

PEACOCK GENE RODNEY/PEACOCK TERRY  
141 GLOVER LN  
CRAWFORDVILLE, FL 32327

**2024**

00-00-056-000-09945-004

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	26	AL SIDING	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	05	DRYWALL	100
Interior Floo	08	SHT VINYL	50
Interior Floo	14	CARPET	50
Heating Type	01	NONE	100
Air Condition	01	NONE	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Class	00	N/A	100
Units		0	100
Quality	01	MINIMUM	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	2	MKT AREA	10
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	900	100	1998
DCK	312	10	1998
DCK	312	10	1998
TOTALS	1,524		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MOBILE HOM	0%	- 2006								
Heated Area: 900						HX Base Yr 2006					
BLD DATE	04/20/2017	FRJT	LGL DATE	04/20/2017	FRJT						
XF DATE	04/20/2017	FRJT	LAND DATE	04/20/2017	FRJT						
INC DATE			AG DATE								

WAKULLA COUNTY PROPERTY				PAGE 1 of 2	3
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE		176,428			
TOTAL MARKET OB/XF VALUE		2,848			
TOTAL LAND VALUE - MARKET		97,200			
TOTAL MARKET VALUE		276,476			
SOH/AGL Deduction		67,965			
ASSESSED VALUE		208,511			
TOTAL EXEMPTION VALUE		HX HB 50,000			
BASE TAXABLE VALUE		158,511			
TOTAL JUST VALUE		276,476			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		275,151			
FR 5 YR CK, CH BUSE, HTTP, XFOB CODE & BTH					
CHG MH TO LIVABLE PER EB					
LN 1 & 2					
5 YR PRCL CH, CORR BUSE, QUAL, UT XFOB					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
19000011	REROOF-CO	0	01/09/2019		
20051418	UTL	0	09/12/2005		
023905	MECH	0	08/04/1998		
022945	N/A	0	11/17/1997		
021958	N/A	0	04/08/1997		
019386	N/A	0	03/09/1995		
SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / V / I /	RSN CD	SALE PRICE
1339/0060	12/01/2023	LD U	I	11	100
GRANTOR: PEACOCK GENE RODNEY &					
GRANTEE: FORSTMANE JENNIFER					
0611/0339	8/24/2005	WD Q	I		329,000
GRANTOR: GRAVES M DAVID & JEAN					
GRANTEE: PEACOCK GENE RODNEY					
BUILDING NOTES					
BUILDING DIMENSIONS					
BAS=[YR=1998] W29 DCK=[YR=1998] N12 W26 S12 E26 \$ W46 S12 E35 DCK=[YR=1998] S12 E26 N12 W26 \$ E40 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	0620	WOOD UTL B	0	100	8	10	80.00	SF	6.00	6.00	100	1994	1994	3	20	96	
2	0940	OPEN SHED	0	100	12	20	240.00	SF	4.00	4.00	100	1994	1994	3	20	192	
3	0700	PORT BLDG	0	100	25	20	500.00	SF	8.00	8.00	100	2005	2005	3	64	2,560	
TOTALS															2,848		

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	0			0.00	0.00	12.96	AC		1.00	1.00	1.00	7,500.00	7,500.00	97,200							

LOT 56 HS P-2-4-M-13  
 IN NE 1/4 OF LOT 56 HS  
 OR 45 P 839 & OR 109 P 649

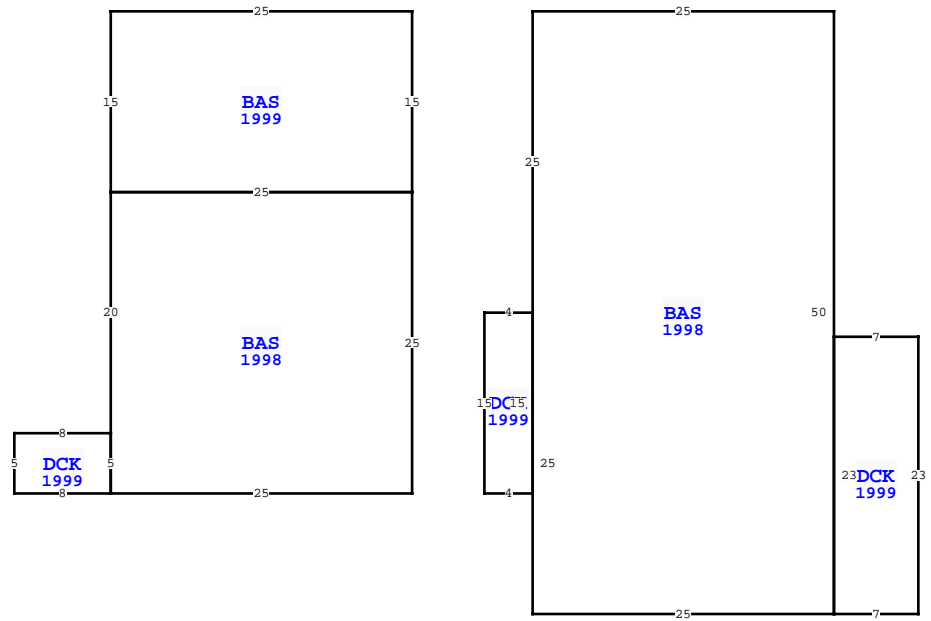
PEACOCK GENE RODNEY/PEACOCK TERRY  
 141 GLOVER LN  
 CRAWFORDVILLE, FL 32327

**2024**

00-00-056-000-09945-004

ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR SLAB 100		
Frame	02		WOOD FRAME 100		
Exterior Wall	04		SINGLE SID 100		
Roof Structur	03		GABLE/HIP 100		
Roof Cover	03		COMP SHNGL 100		
Interior Wall	05		DRYWALL 50		
Interior Wall	06		CUST PANEL 50		
Interior Floo	11		CLAY TILE 50		
Interior Floo	12		HARDWOOD 50		
Heating Type	04		AIR DUCTED 100		
Air Condition	03		CENTRAL 100		
Bedrooms			3 100		
Bathrooms			3 100		
Story Height			0 100		
Stories	2.		2. 100		
Units			0 100		
Quality	03		AVERAGE		
DOR CODE	0100		SINGLE FAMILY		
MAP NUM	2		MKT AREA 10		
NEIGHBORHOOD/LOC	000		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	625	100	1998	625	44,685
BAS	1,250	100	1998	1,250	89,370
BAS	375	100	1999	375	26,811
DCK	40	10	1999	4	286
DCK	60	10	1999	6	429
DCK	161	10	1999	16	1,144
TOTALS	2,511			2,276	162,725

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,276	111.5000	105.92	241,074	1997	1997	0	0	32.50	67.50
3 SINGLE FAM 100% - 2006 Heated Area: 2250 HX Base Yr 2006											



WAKULLA COUNTY PROPERTY			
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Tax Group: 3		Tax Dist:	
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TOTAL LAND VALUE - MARKET		97,200	
TOTAL MARKET VALUE		276,476	
SOH/AGL Deduction		67,965	
ASSESSED VALUE		208,511	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		158,511	
TOTAL JUST VALUE		276,476	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		275,151	
MH USED FOR STORAGE ONLY NON LIVABLE			
FLOOR & QUAL			
& FRME, CARD 2 PU FRME & FNDN, CHG INT, EXW,			
5 YR PRCL CH, CARD 1 CHG BATH & EXW, PU FNDN			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1339/0060	12/01/2023	LD	U	I	11	100
GRANTOR: PEACOCK GENE RODNEY &						
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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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=1999] W25 S15 BAS=[YR=1998] S20 DCK=[YR=1999] W8 S5 E8 N5\$ S5 E25 N25 W25\$ E25 N15\$ PTR= E10 BAS=[YR=1998] S25 DCK=[YR=1999] W4 S15 E4 N15\$ S25 E25 DCK=[YR=1999] E7 N23 W7 S23\$ N50 W25\$ W10\$.											

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV