

THE GROVE SUBDV LOT 5  
OR 505 P 864/878 OR 525 P 811  
OR 570 P 106

ALTROGGE DENNIS S/ALTROGGE DOROTHY L  
513 EAST IVAN RD  
CRAWFORDVILLE, FL 32327

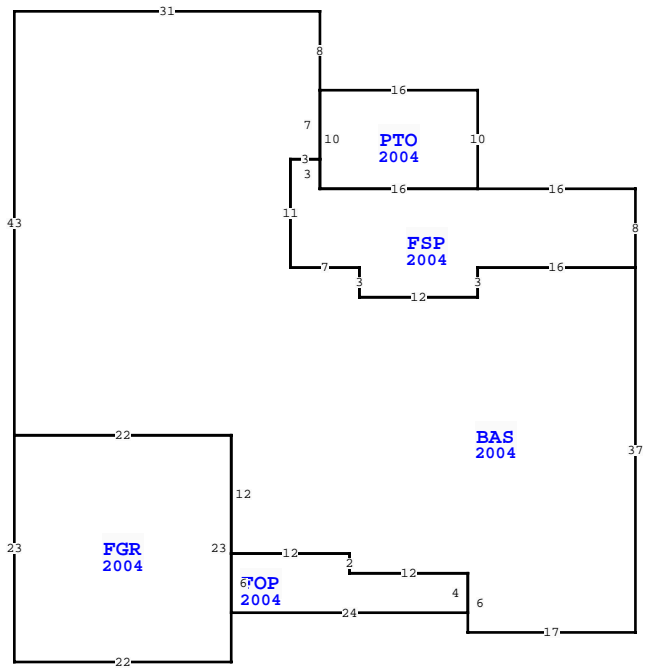
2024

00-00-056-295-09944-A05



ELEMENT		CD	CONSTRUCTION
Foundation	02	CONCR	SLAB 100
Frame	05	WOOD	FRAME 100
Exterior Wall	05	HARDIE	BRD 80
Exterior Wall	19	COMMON	BRK 20
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP	SHNGL 100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	50
Interior Floo	14	CARPET	50
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms	4 100		
Bathrooms	3.5 100		
Story Height	0 100		
Stories	1. 1. 100		
Units	0 100		
Quality	03	AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	2	MKT AREA	01
NEIGHBORHOOD/LOC	295.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,460	100	2004
FGR	506	50	2004
FOP	120	30	2004
FSP	325	55	2004
PTO	160	5	2004
TOTALS	3,571		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 2021		326,072	2004	2004	0	0	19.00	81.00	Heated Area: 2460 HX Base Yr 2021	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			274,324
TOTAL MARKET OB/XF VALUE			16,310
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			340,634
SOH/AGL Deduction			4,633
ASSESSED VALUE			336,001
TOTAL EXEMPTION VALUE	HX HB SX		100,000
BASE TAXABLE VALUE			236,001
TOTAL JUST VALUE			340,634
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			344,480
DEL BLDG SEQ2 ADDED IN ERROR ON 5/14/21			
PU BLDG CARD 2; CERT OF COMPL 4/21/2021			
PU NEW TRAVERSE; XFOB LN 4,5,6,			
ADD HX FOR 2021-ALTROGGE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000047	GARAGE-CO	0	01/28/2021
20000202	REROOF-CO	0	05/19/2020
31728	SFD	0	04/26/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1153/0144	5/27/2020	WD Q	Q	I	01	310,000
GRANTOR: PETRUCELLI FRANCIS D						
GRANTEE: ALTROGGE DENNIS S &						
0680/0593	10/20/2006	WD Q	Q	I	01	225,000
GRANTOR: PETRUCELLI FILOMERA M						
GRANTEE: PETRUCELLI FRANCIS						

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	2,010.00	SF	6.00	6.00	100	2004	2004	3	23	2,774	
2	0211	CONCRETE W	0	100	0	0	162.00	SF	6.00	6.00	100	2004	2004	3	23	224	
3	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	2004	2004	3	62	806	
4	0051	CARPORT UN	0	100	12	40	480.00	SF	12.00	12.00	100	2021	2021	3	96	5,530	
5	0213	CONCRETE P	0	100	20	20	400.00	SF	6.00	6.00	100	2021	2021	3	100	2,400	
6	0210	CONCRETE D	0	100	82	10	820.00	SF	6.00	6.00	100	2021	2021	3	93	4,576	

BUILDING NOTES													
BLD DATE 05/14/2021 FRLH LGL DATE 04/25/2017 FRSR													
XF DATE 05/14/2021 FRLH LGL DATE 04/25/2017 FRSR													
INC DATE													

BUILDING DIMENSIONS													
BAS=[YR=2004] W31 S43 FGR=[YR=2004] E22 S23 W22 N23\$ E22 S12													
FOP=[YR=2004] S6 E24 N4 W12 N2 W12\$ E12 S2 E12 S6 E17 N37													
W16 S3 W12 N3 W7 N11 E3 N7 PTO=[YR=2004] E16 S10													
FSP=[YR=2004] E16 S8 W16 S3 W12 N3 W7 N11 E3 S3 E16\$ W16 N10\$ N8\$ .													

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			211.00	413.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

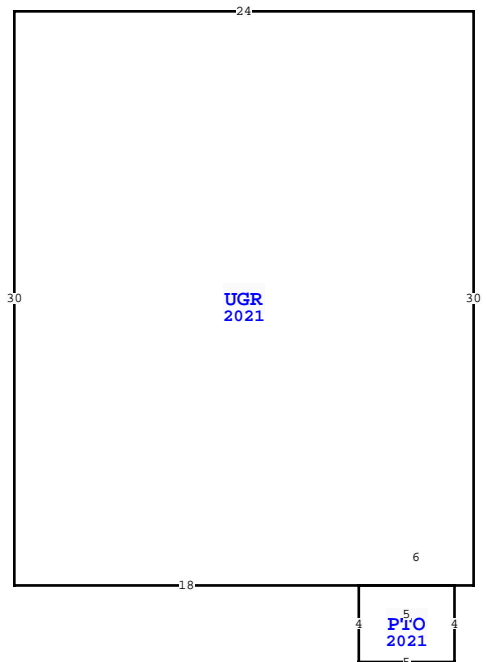
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 513 EAST IVAN RD  
 CRAWFORDVILLE, FL 32327

**2024**

00-00-056-295-09944-A05  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB 100	
Frame	05	STEEL 100	
Exterior Wall	27	PREFIN MTL 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	04	PLYWOOD 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	2	MKT AREA	01
NEIGHBORHOOD/LOC	295.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
PTO	20	5	2021
UGR	720	40	2021
TOTALS	740		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
3 SFR UFGR		100%	- 2021		Heated Area: 0					HX Base Yr 2021	
											
BLD DATE	05/14/2021	FRLH	LGL DATE	04/25/2017	FRSR						
XF DATE	05/14/2021	FRLH	LAND DATE								
INC DATE			AG DATE								

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Tax Group: 3				Tax Dist:		
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TOTAL EXEMPTION VALUE				HX HB SX 100,000		
BASE TAXABLE VALUE				236,001		
TOTAL JUST VALUE				340,634		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				344,480		
COA PER OWNER IN OFFICE.						
COA PER WAK TCO						
ADD CHG PER USPS FORM 3547						
5 YR PRCL CH, N/C						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1153/0144	5/27/2020	WD Q	Q	I	01	310,000
GRANTOR: PETRUCELLI FRANCIS D						
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0680/0593	10/20/2006	WD Q	Q	I	01	225,000
GRANTOR: PETRUCELLI FILOMERA M						
GRANTEE: PETRUCELLI FRANCIS						
BUILDING NOTES						
BUILDING DIMENSIONS						
UGR=[YR=2021] W24 S30 E18 PTO=[YR=2021] S4 E5 N4 W5\$ E6 N30\$.						

EXTRA FEATURES																													
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON																		
513 EAST IVAN RD, CRAWFORDVILLE																													
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<table border="1"> <thead> <tr> <th>UNIT TYPE</th> <th>D</th> <th>DPH FACT</th> <th>% COND</th> <th>TOT ADJ</th> <th>UNIT PRICE</th> <th>ADJ UNIT PRICE</th> <th>LAND VALUE</th> <th>OTHER ADJUSTMENTS AND NOTES</th> <th>YEAR</th> <th>DENSITY</th> <th>DECL</th> <th>FRZ</th> <th>YR</th> <th>CONSRV</th> </tr> </thead> </table>												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			
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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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
REVIEW DATE 05/14/2021 BY FRLH Total Acres: 2.00 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 04/08/2026 BY SYS																								