

THE GROVE PHASE 2 LOT 40  
 OR 561 P 753 OR 620 P 650  
 OR 652 P 198 OR 930 P 771

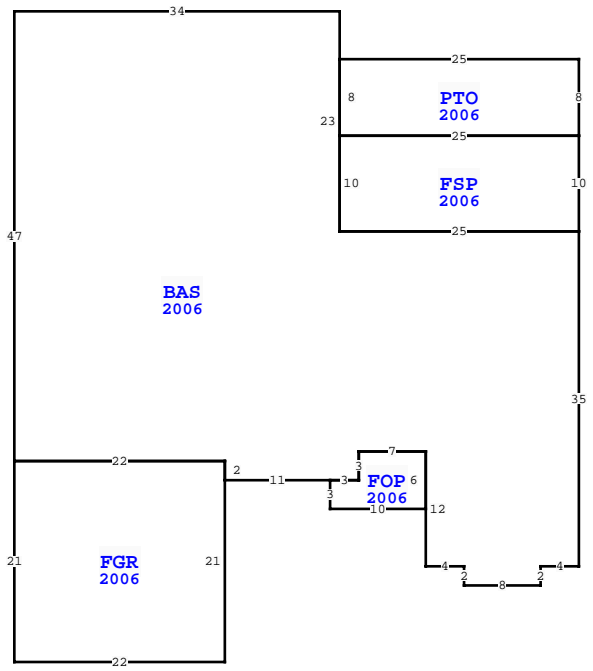
MUSGRAY JASPER/MUSGRAY WILLIEMAE P  
 248 SAND PINE TRL  
 CRAWFORDVILLE, FL 32327

**2024**

00-00-056-307-09944-040

ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	05	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	80	
Exterior Wall	20	FACE	BRICK	20	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floo	11	CLAY TILE	50		
Interior Floo	14	CARPET	50		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		4	100		
Bathrooms		3	100		
Story Height		0	100		
Stories	1.	1.	100		
Units		0	100		
Quality	07	GOOD			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	2	MKT AREA	10		
NEIGHBORHOOD/LOC	307.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,411	100	2006	2,411	266,930
FGR	462	50	2006	231	25,575
FOP	51	30	2006	15	1,661
FSP	250	55	2006	138	15,279
PTO	200	5	2006	10	1,107
TOTALS	3,374			2,805	310,552

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% - 2020			374,159	2006	2006	0	0	17.00	83.00
Heated Area: 2411											
HX Base Yr 2020											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	310,552		
TOTAL MARKET OB/XF VALUE	12,220		
TOTAL LAND VALUE - MARKET	55,000		
TOTAL MARKET VALUE	377,772		
SOH/AGL Deduction	83,221		
ASSESSED VALUE	294,551		
TOTAL EXEMPTION VALUE	HX HB 13 294,551		
BASE TAXABLE VALUE	0		
TOTAL JUST VALUE	377,772		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	391,264		
FR 5 YR CK, PU XFOBS			
2022 T&P RENEWAL RECD			
FULTON PORTED 2019 VALUES/10047-H37/2021R			
2021 T&P RENEWAL RECD			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
18000218	WATER HEATER	0	03/01/2018
20051686	SFD/CO	0	10/18/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1121/0218	8/15/2019	WD	Q	I	01	319,000
GRANTOR: FULTON DAVID O						
GRANTEE: MUSGRAY JASPER & WI						
0936/0703	3/27/2014	WD	U	I	12	235,000
GRANTOR: THE HOME GUARDIAN TRU						
GRANTEE: FULTON DAVID O						

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	0130	FIRE PLACE	0	100	0	0		1.00	UT	1,300.00	100	2006	2006	3	66	858
2	0210	CONCRETE D	0	100	0	0		1,584.00	SF	6.00	100	2006	2006	3	27	2,566
3	0211	CONCRETE W	0	100	0	0		290.00	SF	6.00	100	2006	2006	3	27	470
4	0955	PRIVACY FE	0	100	0	0		379.00	LF	15.00	100	2014	2014	3	79	4,491
5	0700	PORT BLDG	0	100	12	24		288.00	SF	8.00	100	2001	2001	3	58	1,336
6	0955	PRIVACY FE	0	100	0	0		170.00	LF	15.00	100	2021	2021	3	98	2,499

BUILDING NOTES			
BLD DATE 06/08/2017 FRSR LGL DATE 04/12/2009 JBBH			
XF DATE 06/08/2017 FRSR LAND DATE			
INC DATE AG DATE			

BUILDING DIMENSIONS			
PTO=[YR=2006] W25 S8 E25 FSP=[YR=2006] W25 S10 E25			
BAS=[YR=2006] W25 N23 W34 S47 FGR=[YR=2006] S21 E22 N21 W22\$			
E22 S2 E11 FOP=[YR=2006] S3 E10 N6 W7 S3 W3\$ E3 N3 E7 S12 E4			
S2 E8 N2 E4 N35\$ N10\$ N8\$.			

LAND DESCRIPTION																								
TOTAL OB/XF 12,220																								
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							