

THE GROVE PHASE 2 LOT 42
 OR 561 P 753 OR 635 P 521
 OR 635 P 523 OR 955 P 363

GREGORY AUDREY H
 216 SAND PINE TRL
 CRAWFORDVILLE, FL 32327

2024

00-00-056-307-09944-042

ELEMENT		CD	CONSTRUCTION
Foundation	02	CONCR	SLAB 100
Frame	02	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		2	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	10
NEIGHBORHOOD/LOC	307.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,050	100	2006
FGR	484	50	2006
FOP	96	30	2006
FSP	160	55	2006
PTO	160	5	2006
TOTALS	2,950		

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	2,417	120.1000	114.10	275,780	2006	2006	0	0	0	17.00	83.00		
1 SINGLE FAM 100% - 2023 Heated Area: 2050 HX Base Yr 2023														
BLD DATE	06/08/2017			FRSR	LGL DATE	04/12/2009								JBBH
XF DATE	06/08/2017			FRSR	LAND DATE									
INC DATE					AG DATE									

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				228,897		
TOTAL MARKET OB/XF VALUE				12,004		
TOTAL LAND VALUE - MARKET				55,000		
TOTAL MARKET VALUE				295,901		
SOH/AGL Deduction				0		
ASSESSED VALUE				295,901		
TOTAL EXEMPTION VALUE				HX HB WX 55,000		
BASE TAXABLE VALUE				240,901		
TOTAL JUST VALUE				295,901		
NCON VALUE				0		
INCOME VALUE				0		
PREVIOUS YEAR MKT VALUE				309,241		
FR 5 YR CK, PU XFOBS						
COA PER FAX REQ DEE COOPER 3367333405						
5 YR PRCL CH, N/C						
COA PER PO FORM 3547						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
2006114	SFD/CO 6/30/06	0	01/18/2006			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1115/0771	6/28/2019	WD Q	Q	I	01	240,000
GRANTOR: HIERS DAVID ARNOLD JR						
GRANTEE: GREGORY AUDREY H						
1083/0366	8/16/2018	WD U	I	12		172,000
GRANTOR: BRANCH BANKING & TRUS						
GRANTEE: HIERS DAVID ARNOLD						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2006] W13 PTO=[YR=2006] N10 W16 S10 E16\$ W16						
FSP=[YR=2006] N10 W16 S10 E16\$ W29 S37 FGR=[YR=2006] S22 E22						
N22 W22\$ E26 FOP=[YR=2006] E16 N6 W16 S6\$ N6 E16 S6 E16 N37\$.						

EXTRA FEATURES														216 SAND PINE TRL, CRAWFORDVILLE		
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	1.00	UT	1,300.00	1,300.00	100	2006	2006	3	66	858	
2	0210	CONCRETE D	0	100	0	1,773.00	SF	6.00	6.00	100	2006	2006	3	27	2,872	
3	0211	CONCRETE W	0	100	75	300.00	SF	6.00	6.00	100	2006	2006	3	27	486	
4	0210	CONCRETE D	0	100	28	616.00	SF	6.00	6.00	100	2021	2021	3	93	3,437	
5	0955	PRIVACY FE	0	100	0	296.00	LF	15.00	15.00	100	2021	2021	3	98	4,351	
TOTAL OB/XF 12,004																

LAND DESCRIPTION														TOTAL OB/XF 12,004										
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			291.00	300.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							