

THE GROVE PHASE 2 LOT 44
 OR 561 P 753
 OR 645 P 739 OR 1240 P 155

DUGGAR CURTIS J/DUGGAR COWEN
 168 SAND PINE TRL
 CRAWFORDVILLE, FL 32327

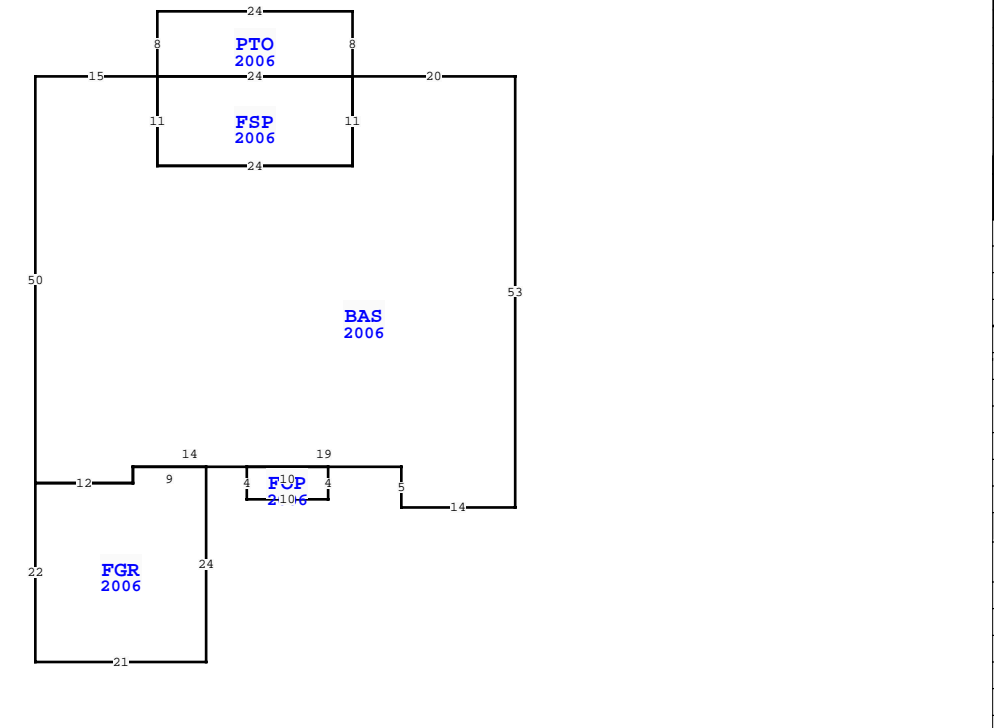
2024

00-00-056-307-09944-044



ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 50
Interior Floor	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

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,069	142.0250	134.92	414,069	2006	2006	0	0	17.00	83.00



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	2,662	100	2006	2,662	298,100
FGR	480	50	2006	240	26,876
FOP	40	30	2006	12	1,344
FSP	264	55	2006	145	16,237
PTO	192	5	2006	10	1,120
TOTALS	3,638			3,069	343,677

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY	STANDARD				
Tax Group: 3	Tax Dist:				
BUILDING MARKET VALUE	343,677				
TOTAL MARKET OB/XF VALUE	5,851				
TOTAL LAND VALUE - MARKET	55,000				
TOTAL MARKET VALUE	404,528				
SOH/AGL Deduction	1,258				
ASSESSED VALUE	403,270				
TOTAL EXEMPTION VALUE	50,000			HX HB	
BASE TAXABLE VALUE	353,270				
TOTAL JUST VALUE	404,528				
NCON VALUE	0				
INCOME VALUE					
PREVIOUS YEAR MKT VALUE	419,060				
5 YR CHK NC					
COA FORM 3547 USPS					
MLD HX RMVL LETTER- PROPERTY RENTED					
QUESTIONNAIRE					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
2006532	SFD - CO	0	03/22/2006		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1240/0155	11/19/2021	WD	Q	I	01	420,000
GRANTOR: PALM DONALD E III & N						
GRANTEE: DUGGAR CURTIS J & C						
0645/0739	3/09/2006	WD	Q	V		50,000
GRANTOR: TURNER LAND ENTERPRIS						
GRANTEE: PALM DONALD E III						

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	1.00	UT	1,300.00	1,300.00	100	2006	2006	3	66	858	
2	0210	CONCRETE D	0	100	0	1,755.00	SF	6.00	6.00	100	2006	2006	3	27	2,843	
3	0211	CONCRETE W	0	100	7	35.00	SF	6.00	6.00	100	2006	2006	3	27	57	
4	0955	PRIVACY FE	0	100	0	240.00	LF	15.00	15.00	100	2007	2007	3	40	1,440	
5	0700	PORT BLDG	0	100	10	120.00	SF	8.00	8.00	100	2007	2007	3	68	653	

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 NOTES	
BAS=[YR=2006] W20 PTO=[YR=2006] N8 W24 S8 E24\$	
FSP=[YR=2006] W24 S11 E24 N11\$ S11 W24 N11 W15 S50	
FGR=[YR=2006] S22 E21 N24 W9 S2 W12 \$ E12 N2 E14	
POP=[YR=2006] S4 E10 N4 W10\$ E19 S5 E14 N53\$.	

LAND DESCRIPTION																								
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							