

CHADWICK EST. PHASE 1 PB6 PG1
 LOT 48 BLK C
 OR 1116 PG 623 OR 1189 P 641

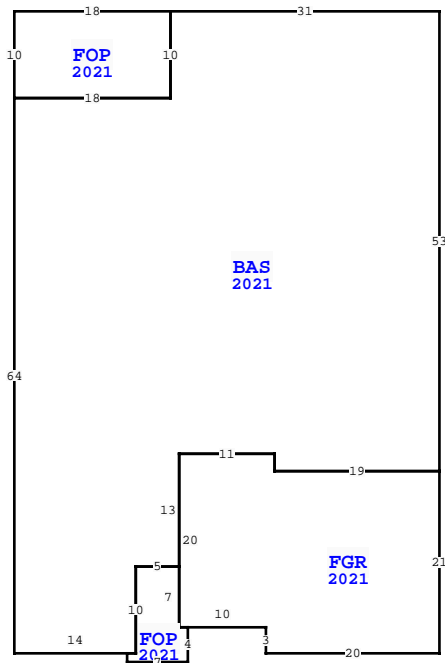
ET-5 GP LP
 99 LONDON CIR
 CRAWFORDVILLE, FL 32327

2024

00-00-056-402-09946-048


ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	80	
Exterior Wall	11	AVERAGE		20	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		100	
Interior Floo	07	VYL	PLANK	60	
Interior Floo	14	CARPET		40	
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	03	AVERAGE			
DOR CODE	0100	SINGLE	FAMILY		
MAP NUM	2	MKT	AREA	10	
NEIGHBORHOOD/LOC	402.00		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,744	100	2021	2,744	286,123
FGR	622	50	2021	311	32,428
FOP	60	30	2021	18	1,877
FOP	180	30	2021	54	5,631
TOTALS	3,606			3,127	326,059

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	3,127	112.0000	106.40	332,713	2021	2021	0	0	2.00	98.00		
1 SINGLE FAM 0% - 0 Heated Area: 2744 HX Base Yr													



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY	STANDARD					
Tax Group: 3	Tax Dist:					
BUILDING MARKET VALUE	326,059					
TOTAL MARKET OB/XF VALUE	6,333					
TOTAL LAND VALUE - MARKET	60,000					
TOTAL MARKET VALUE	392,392					
SOH/AGL Deduction	0					
ASSESSED VALUE	392,392					
TOTAL EXEMPTION VALUE	0					
BASE TAXABLE VALUE	392,392					
TOTAL JUST VALUE	392,392					
NCON VALUE	0					
INCOME VALUE	0					
PREVIOUS YEAR MKT VALUE	375,991					
2024 TRIM RETURNED - NOT DELIVERABLE AS ADDRESSED						
2023 TRIM RTND, UTF						
PU NEW SFD; XFOB'S CO 9/29/2021 MMLB						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
21000440	SFD-CO	0	05/06/2021			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1233/0246	9/29/2021	WD	Q	I	01	421,500
GRANTOR: D.R. HORTON, INC						
GRANTEE: ET-5 GP, LP						
1194/0522	2/22/2021	WD	Q	V	05	2,665,000
GRANTOR: PITMANS CUSTOM CONSTR						
GRANTEE: D.R. HORTON, INC						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2021] W31 S10 W18 FOP=[YR=2021] E18 N10 W18 S10\$ S64 E14 FOP=[YR=2021] W1 S1 E7 N4 W1 N7 W5 S10\$ N10 E5 N13 E11 S2 E19 FGR=[YR=2021] W19 N2 W11 S20 E10 S3 E20 N21\$ N53\$.						

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	0	55	16	880.00	SF	6.00	6.00	100	2021	2021	3	93	4,910	
2	0210	CONCRETE D	0	0	0	0	234.00	SF	6.00	6.00	100	2021	2021	3	93	1,306	
3	0211	CONCRETE W	0	0	0	0	21.00	SF	6.00	6.00	100	2021	2021	3	93	117	

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	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							