CHADWICK ESTATES
PHASE 2 PB 6/6 BLK B LOT 34
OR 1116 P 623 OR 1189 P 641

KENNEY CLIFFORD PATRICK
63 WINDSOR WAY
CRAWFORDVILLE, FL 32327

2024

00-00-056-405-09946-034

BUILDING CHARACTERISTICS

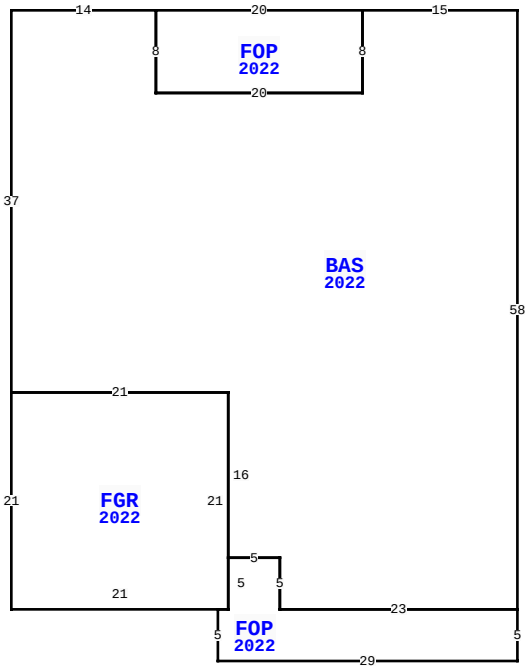
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 80
Exterior Wall	11	AVERAGE 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	VYL PLANK 70
Interior Floo	14	CARPET 30
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		4 100
Bathrooms		2.5 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	03	AVERAGE
DOR CODE	0100	SINGLE FAMILY
MAP NUM	2	MKT AREA 10
NEIGHBORHOOD/LOC	402.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,216	100	2022	2,216	232,810
FGR	441	50	2022	220	23,113
FOP	160	30	2022	48	5,043
FOP	170	30	2022	51	5,358
TOTALS	2,987			2,535	266,324

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,535	111.7000	106.12	269,014	2022	2022	0	0	0	1.00	99.00

1 SINGLE FAM 100% - 2023 Heated Area: 2216 HX Base Yr 2023



63 WINDSOR WAY, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

EXTRA FEATURES

LN	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	58	16	928.00	SF	6.00	6.00	100	2022	2022	3	97	5,401	
2	0210	CONCRETE D	0	100	10	1	10.00	SF	6.00	6.00	100	2022	2022	3	97	58	
3	0211	CONCRETE W	0	100	9	4	36.00	SF	6.00	6.00	100	2022	2022	3	97	210	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		266,324
TOTAL MARKET OB/XF VALUE		5,669
TOTAL LAND VALUE - MARKET		60,000
TOTAL MARKET VALUE		331,993
SOH/AGL Deduction		41,158
ASSESSED VALUE		290,835
TOTAL EXEMPTION VALUE	HX HB WR	55,000
BASE TAXABLE VALUE		235,835
TOTAL JUST VALUE		331,993
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		312,260

22 PORT FROM LEON - KENNEY

MM P/U NEW SFD, XFOBS, C/O 2/28/2022

5YR CHK NO CHANGE

NEW SUBD CREATED FROM PARENT PRCL 09946-000

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000962	SFD-CO	0	09/22/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1270/0779	6/22/2022	WD	Q	I	01	388,500
GRANTOR: D.R. HORTON, INC						
GRANTEE: KENNEY CLIFFORD PAT						
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=2022] W15 S8 W20 FOP=[YR=2022] E20 N8 W20 S8$ N8 W14 S37 E21 FGR=[YR=2022] W21 S21 E21 FOP=[YR=2022] W1 S5 E29 N5 W23 N5 W5 S5$ N21 $ S16 E5 S5 E23 N58$.

LAND DESCRIPTION

TOTAL OB/XF 5,669

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	60,000.00	60,000.00	60,000							

REVIEW DATE 03/10/2022 BY MMJS Total Acres: 0.34 Total Land Value: 60,000 Market: 0 Agricultural: 0 Common: 60,000 PRINTED 06/17/2026 BY SYS