



ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	90	
Exterior Wall	20	FACE	BRICK	10	
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	13	HEAT PUMP		100	
Air Condition	13	HEAT PUMP		100	
Bedrooms				3 100	
Bathrooms				2 100	
Story Height				0 100	
Stories	1.			1. 100	
Fireplace	01	FIREPLACE		100	
Units				0 100	
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	3	MKT AREA		10	
NEIGHBORHOOD/LOC	273.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,845	100	2004	1,845	188,027
FGR	400	50	2004	200	20,382
FOP	155	30	2004	46	4,688
PTO	160	5	2004	8	815
PTO	248	5	2010	12	1,223
TOTALS	2,808			2,111	215,136

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%	- 2005	117.14	247,283	2004	2010	0	0	13.00	87.00

Heated Area: 1845 HX Base Yr 2005

23 FARRIER LN, CRAWFORDVILLE

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
12/10/2020	12/10/2020			12/10/2020	

WAKULLA COUNTY PROPERTY PAGE 1 of 1

VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	215,136		
TOTAL MARKET OB/XF VALUE	2,422		
TOTAL LAND VALUE - MARKET	55,000		
TOTAL MARKET VALUE	272,558		
SOH/AGL Deduction	112,944		
ASSESSED VALUE	159,614		
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE	109,614		
TOTAL JUST VALUE	272,558		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	254,403		
5 YR PRCL CK, CHG EYB 2006 TO 2010, WINDOWS, DEMO			
INCR EYB 2004-2006 PRMT OB21-000226			
PU XFOB LN 4			
5YR PRCL CH-CHGS TO BE KEYED AT LATER DATE.			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000536	14 WINDOWS	0	10/21/2021
21000226	MECH	0	04/30/2021
31722	SFR	0	04/26/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0558/0352	9/15/2004	WD Q	Q	I		190,000

GRANTOR: WAKULLA BUILDERS LLC
GRANTEE: PECK

0532/0170	4/01/2004	WD Q	Q	V		28,700
-----------	-----------	------	---	---	--	--------

GRANTOR: TURNER LAND DEVELOPME
GRANTEE: WAKULLA BUILDERS LL

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	100	0	0			6.00	100	2004	2004	3	23	1,758	
2	0211	CONCRETE W	0	100	62	3			6.00	100	2004	2004	3	23	257	
4	0955	PRIVACY FE	0	100	0	0			15.00	100	2020	2020	3	97	407	

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2004;ORIG=0,0] W14 W4 W42 S21 E20 S15 E22 N3 E5 S3 E13 N36 \$
 FGR=[YR=2004;ORIG=-60,21] S20 E20 N20 W20 \$
 PTO=[YR=2004;ORIG=-18,0] N10 W16 S10 E16 \$
 FOP=[YR=2004;ORIG=-40,36] S5 E28 N5 W1 N3 W5 S3 W22 \$
 PTO=[YR=2010;ORIG=-14,-17] W24 S17 E4 N10 E16 S10 E4 N17 \$

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							