



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	05	HARDIE BRD 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	13	HEAT PUMP 100			
Air Condition	13	HEAT PUMP 100			
Bedrooms		4 100			
Bathrooms		2 100			
Story Height		0 100			
Stories	1.	1. 100			
Fireplace Units	01	FIREPLACE 100 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	1,760	100	2004	1,760	180,375
FGR	440	50	2004	220	22,547
FOP	90	30	2004	27	2,767
FSP	160	55	2010	88	9,018
PTO	9	5	2016	0	0
TOTALS	2,459			2,095	214,708

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			246,791	2004	2010	0	0	13.00	87.00
Heated Area: 1760 HX Base Yr 2005											

WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		214,708		
TOTAL MARKET OB/XF VALUE		3,523		
TOTAL LAND VALUE - MARKET		55,000		
TOTAL MARKET VALUE		273,231		
SOH/AGL Deduction		115,480		
ASSESSED VALUE		157,751		
TOTAL EXEMPTION VALUE		HX HB WX SX 105,000		
BASE TAXABLE VALUE		52,751		
TOTAL JUST VALUE		273,231		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		249,497		
INCR EYB FROM 200-2010 FOR PERMITTED REROOF AND HV				
5 YR PRCL CK, DEMO XFOB				
PU NEW TRAVERSE				
5YR PRCL CH-CHGS TO BE KEYED AT LATER DATE.				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
201245	MECH	0	01/30/2012	
20051159	ROOF-ON	0	08/04/2005	
31164	SFD	0	01/07/2004	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1199/0480	3/25/2021	QC U	I 14	100
GRANTOR: ANDREWS CAROLYN J AKA				
GRANTEE: ANDREWS ROBERT MARS				
0540/0659	5/28/2004	WD Q	I	154,900
GRANTOR: WAKULLA BUILDERS LLC				
GRANTEE: ANDREWS				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2004] W21 FSP=[YR=2010] N3 PTO=[YR=2016] E3 N3 W3 S3\$ N7 W16 S10 E16\$ W29 S37 FGR=[YR=2004] S20 E22 N20 W22\$ E22 FOP=[YR=2004] E15 N6 W15 S6\$ N6 E15 S6 E13 N37\$.				

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	60	16			6.00	100	2004	2004	3	23	1,325	
2	0211	CONCRETE W	0	100	34	3			6.00	100	2004	2004	3	23	141	
4	0955	PRIVACY FE	0	100	0	0			15.00	100	2010	2010	3	60	1,080	
5	0955	PRIVACY FE	0	100	0	0			15.00	100	2012	2012	3	70	977	

TOTAL OB/XF											
3,523											
73 FARRIER LN, CRAWFORDVILLE											
BLD DATE		12/18/2020		FRFR		LGL DATE					
XF DATE		12/18/2020		FRFR		LAND DATE		12/18/2020		FRFR	
INC DATE						AG DATE					

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							

REVIEW DATE 06/01/2024 BY Nwatts Total Acres: 0.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 06/10/2026 BY SYS																							
--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--