

THE FARM PHASE II LOTS 15 & 16  
 OR 648 P 277 OR 954 P 459  
 OR 977 P 435 OR 989 P 130

EDWARDS MATT BEVAN/EDWARDS AMY VASQUEZ  
 111 CHURCHILL DR  
 CRAWFORDVILLE, FL 32327

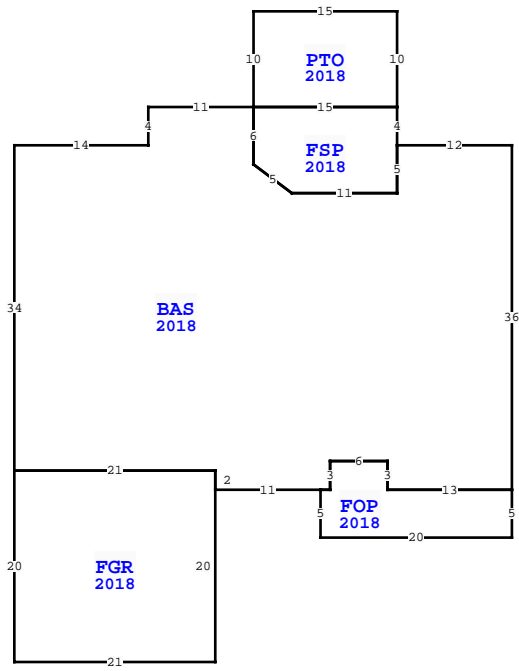
2024

00-00-059-273-10047-I15



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 80				
11	AVERAGE 20				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
07	VYL PLANK 50				
14	CARPET 50				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	Bedrooms 3 100				
	Bathrooms 2 100				
	Story Height 0 100				
1.	1. 100				
	Units 0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
3	MKT AREA	10			
273.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,787	100	2018	1,787	181,105
FGR	420	50	2018	210	21,283
FOP	118	30	2018	35	3,547
FSP	129	55	2018	71	7,195
PTO	150	5	2018	8	810
TOTALS	2,604			2,111	213,941

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,111	112.3000	106.68	225,201	2018	2018	0	0	5.00	95.00
1 SINGLE FAM 100% - 2019 Heated Area: 1787 HX Base Yr 2019											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		228,755	
TOTAL MARKET OB/XF VALUE		12,056	
TOTAL LAND VALUE - MARKET		82,500	
TOTAL MARKET VALUE		323,311	
SOH/AGL Deduction		88,881	
ASSESSED VALUE		234,430	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		184,430	
TOTAL JUST VALUE		323,311	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		302,401	
5 YR PRCL CK, CHG UGR TO BAS BUILD -2			
PU XFOB LN-4,5, PU BUILDING CARD-2			
SOH PORTED FROM LEON FOR 2019/EDWARDS			
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-3			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000056	METAL BUILDING-CO	0	01/28/2021
17001106	SFD-CO	0	08/18/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1061/0006	1/19/2018	WD Q	Q	I	01	230,700
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: EDWARDS MATT BEVAN						
0989/0130	1/07/2016	WD U	V	12		192,000
GRANTOR: SBN III REO FL LLC						
GRANTEE: GOLDEN CONSTRUCTION						

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			1,479.00	SF	6.00	100	2018	2018	3	80	7,099
2	0211	CONCRETE W	0	100	63	4			252.00	SF	6.00	100	2018	2018	3	80	1,210
3	0955	PRIVACY FE	0	100	0	0			111.00	LF	15.00	100	2018	2018	3	95	1,582
4	0210	CONCRETE D	0	100	0	0			340.00	SF	6.00	100	2021	2021	3	93	1,897
5	0211	CONCRETE W	0	100	12	4			48.00	SF	6.00	100	2021	2021	3	93	268

TOTAL OB/XF											
12,056											
111 CHURCHILL DR, CRAWFORDVILLE											
BLD DATE		03/16/2021		FRFR		LGL DATE		02/15/2020		JB	
XF DATE		03/16/2021		FRFR		LAND DATE					
INC DATE						AG DATE					

BUILDING NOTES						

BUILDING DIMENSIONS						
BAS=[YR=2018] W12 FSP=[YR=2018] N4 PTO=[YR=2018] N10 W15 S10 E15\$ W15 S6 D3 R4 E11 N5\$ S5 W11 L4 U3 N6 W11 S4 W14 S34 FGR=[YR=2018] S20 E21 N20 W21\$ E21 S2 E11 FOP=[YR=2018] S5 E20 N5 W13 N3 W6 S3 W1\$ E1 N3 E6 S3 E13 N36\$.						

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	1.50	LT		1.00	1.00	1.00	55,000.00	55,000.00	82,500							

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BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB 100	
Frame	05	STEEL 100	
Exterior Wall	27	PREFIN MTL 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	07	NONE 100	
Interior Floo	03	CONC FINSH 100	
Heating Type	01	NONE 100	
Air Condition	01	NONE 100	
Story Height		0 100	
Stories	1.	1. 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
BAS	630	100	2021
PTO	16	5	2021
TOTALS	646		

MARKET ADJUSTMENTS																																			
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																								
2 SFR UFGR		100%	- 2019	24.08	15,194	2021	2021	0	0	2.50	97.50																								
Heated Area: 630						HX Base Yr 2019																													
<div style="border: 1px solid black; padding: 10px; width: fit-content; margin: auto;"> <p style="text-align: center;">BAS 2021</p> </div>																																			
<table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> <th></th> <th></th> <th></th> </tr> </thead> <tbody> <tr> <td>03/16/2021</td> <td>03/16/2021</td> <td></td> <td>03/16/2021</td> <td>03/16/2021</td> <td></td> <td>02/15/2020</td> <td></td> <td></td> <td>FRFR</td> <td>FRFR</td> <td>JB</td> </tr> </tbody> </table>												BLD DATE	XF DATE	INC DATE	BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE				03/16/2021	03/16/2021		03/16/2021	03/16/2021		02/15/2020			FRFR	FRFR	JB
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PREVIOUS YEAR MKT VALUE				302,401		
PER P&Z						
LOT 16 COMBINED INTO PRCL FROM 10047-I16						
5 YR PRCL CH, N/C						
5 YR PRCL CH, N/C						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
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GRANTOR: SBN III REO FL LLC						
GRANTEE: GOLDEN CONSTRUCTION						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2021;ORIG=0,0] W18 S35 E18 N1 N34 \$						
PTO=[YR=2021;ORIG=0,34] E4 N4 W4 S4 \$						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON

TOTAL OB/XF												0												
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