

THE FARM PHASE II LOTS 17 & 18
 OR 648 P 277 OR 954 P 459
 OR 977 P 435 OR 989 P 130

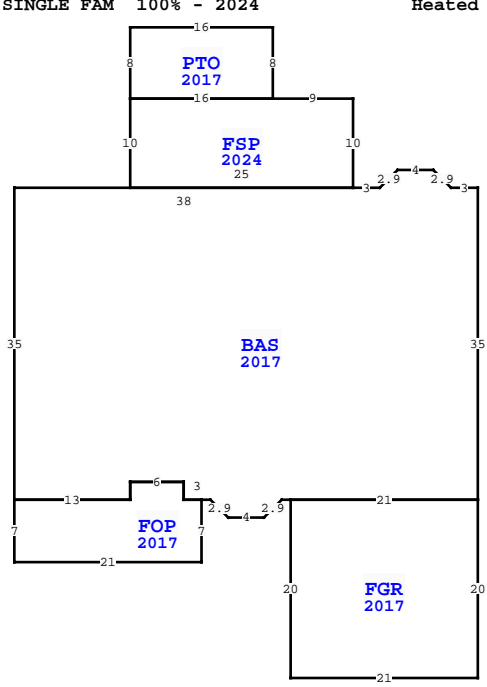
PLOCH LINDA/PLOCH THADDEUS
 117 CHURCHILL DR
 CRAWFORDVILLE, FL 32327

2024

00-00-059-273-10047-I17

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	04	PLYWOOD 100
Interior Floor	12	HARDWOOD 50
Interior Floor	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
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
BAS	1,832	100
FGR	420	50
FOP	159	30
FSP	250	55
PTO	128	5
TOTALS	2,789	

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%	- 2024		Heated Area: 1832					HX Base Yr 2024	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 2	
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			241,716
TOTAL MARKET OB/XF VALUE			13,961
TOTAL LAND VALUE - MARKET			82,500
TOTAL MARKET VALUE			338,177
SOH/AGL Deduction			0
ASSESSED VALUE			338,177
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			288,177
TOTAL JUST VALUE			338,177
NCON VALUE			14,233
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			313,073
5 YR PRCL CK, CHG TRAV DEMO FOP ADD FSP, CHG UGR T			
5 YR PRCL CH, PU BLDG 2			
SOH PORTED W/W FROM 09628-012/POUCHER			
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-3			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19001147	GARAGE-CO	0	08/15/2019
17000849	REPAIR SCREEN RM-	0	07/27/2017
17000346	SFD-CO	0	03/22/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1317/0023	6/12/2023	WD Q	Q	I	01	401,000
GRANTOR: POUCHER MICHAEL PAUL						
GRANTEE: PLOCH LINDA & THADD						
1043/0538	8/04/2017	WD Q	Q	I	01	232,700
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: POUCHER MICHAEL PAU						

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	1,771.00	SF	6.00	6.00	100	2017	2017	3	76	8,076	
2	0211	CONCRETE W	0	100 60	240.00	SF	6.00	6.00	100	2017	2017	3	76	1,094	
3	0955	PRIVACY FE	0	100 0	351.00	LF	15.00	15.00	100	2017	2017	3	91	4,791	

BLD DATE		11/15/2019	FRRSR	LGL DATE	02/15/2020	JB
XF DATE	11/15/2019	FRRSR	AG DATE			
INC DATE						

BUILDING NOTES	
BAS=[YR=2017;ORIG=0,0] W3 U2L2 W4 D2L2 W3 W38 S35 E13 N2 E6 S2 E3 D2R2 E4 U2R2 E1 E21 N35 \$	
FGR=[YR=2017;ORIG=-21,35] S20 E21 N20 W21 \$	
FSP=[YR=2024;ORIG=-14,-10] W9 W16 S10 E25 N10 \$	
FOP=[YR=2017;ORIG=-52,35] S7 E21 N7 W2 N2 W6 S2 W13 \$	
PTO=[YR=2017;ORIG=-23,-10] N8 W16 S8 E16 \$	

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	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		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	05	STEEL 100
Exterior Wall	27	PREFIN MTL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 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
BAS	500	100
PTO	12	5
PTO	12	5
PTO	30	5
TOTALS	554	504

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%	- 2024	11,904	2019	2019	0	0	5.00	95.00																				
Heated Area: 500 HX Base Yr 2024																															
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>11/15/2019</th> <th>FRSR</th> <th>LGL DATE</th> <th>02/15/2020</th> <th>JB</th> </tr> </thead> <tbody> <tr> <td>XF DATE</td> <td>11/15/2019</td> <td>FRSR</td> <td>LAND DATE</td> <td></td> <td></td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> <td></td> </tr> </tbody> </table>														BLD DATE	11/15/2019	FRSR	LGL DATE	02/15/2020	JB	XF DATE	11/15/2019	FRSR	LAND DATE			INC DATE			AG DATE		
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TOTAL EXEMPTION VALUE				HX HB 50,000		
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TOTAL JUST VALUE				338,177		
NCON VALUE				14,233		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				313,073		
PER WAKULLA COUNTY PLANNING & COMMUNITY DEV						
LOT 18 COMBINED INTO PRCL FROM 10047-I18						
5 YR PRCL CH, N/C						
5 YR PRCL CH, N/C						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1317/0023	6/12/2023	WD	Q	I	01	401,000
GRANTOR: POUCHER MICHAEL PAUL						
GRANTEE: PLOCH LINDA & THADD						
1043/0538	8/04/2017	WD	Q	I	01	232,700
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: POUCHER MICHAEL PAU						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2019;ORIG=0,0] W20 S25 E2 E7 E11 N19 N6 \$						
PTO=[YR=2019;ORIG=-11,25] S3 E10 N3 W10 \$						
PTO=[YR=2019;ORIG=-18,25] S3 E4 N3 W4 \$						
PTO=[YR=2019;ORIG=0,6] E3 N4 W3 S4 \$						

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
0																								