THE FARM PHASE II
LOT 38
PLAT BOOK 4 PAGE 48

MEISENHEIMER ANGELA D CONNELL/MEISENHEIMER WILLIAM
50 CHURCHILL DR
CRAWFORDVILLE, FL 32327

2024

00-00-059-273-10047-I38

BUILDING CHARACTERISTICS

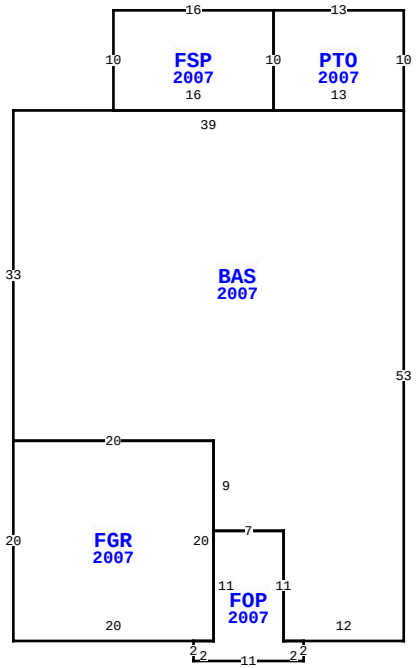
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 90
Exterior Wall	20	FACE BRICK 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Heating Type	13	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	1,590	100	2007	1,590	163,340
FGR	400	50	2007	200	20,546
FOP	99	30	2007	30	3,082
FSP	160	55	2007	88	9,040
PTO	130	5	2007	6	616
TOTALS	2,379			1,914	196,624

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,914	124.3000	118.08	226,005	2007	2010	0	0	0	13.00	87.00

1 SINGLE FAM 100% - 2008 Heated Area: 1590 HX Base Yr 2008



50 CHURCHILL DR, CRAWFORDVILLE

BLD DATE	06/08/2021	FRAK	LGL DATE	06/08/2021	FRAK
XF DATE	06/08/2021	FRAK	LAND DATE		
INC DATE			AG DATE		

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		196,624
TOTAL MARKET OB/XF VALUE		2,727
TOTAL LAND VALUE - MARKET		38,500
TOTAL MARKET VALUE		237,851
SOH/AGL Deduction		90,685
ASSESSED VALUE		147,166
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		97,166
TOTAL JUST VALUE		237,851
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		225,511

5 YR PRCL CK, DEMO XFOB, CHG EYB 2007 TO 2010

5 YR PRCL CH, N/C

SSN, MLD RNWL CARD

2021 QUESTOINNAIRE RTND COMPLETE- ADDED SPOUS

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000124	GENERATOR-CC	0	07/13/2022
17000038	HVAC CO	0	08/22/2017
2006785	SFD - CO	0	05/08/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0700/0485	3/1/2007	WD	Q	I		207,000
GRANTOR: SOUTH COUNTY HOMES LL						
GRANTEE: MEISENHEIMER ANGELA						
0661/0329	6/09/2006	WD	Q	V	01	45,400
GRANTOR: TURNER LAND ENTERPRIS						
GRANTEE: SOUTH COUNTY HOMES						

BUILDING NOTES

BUILDING DIMENSIONS

PTO=[YR=2007] W13 FSP=[YR=2007] W16 S10 E16 N10$ S10 E13 BAS=[YR=2007] W39 S33 FGR=[YR=2007] S20 E20 N20 W20$ E20 S9 FOP=[YR=2007] S11 W2 S2 E11 N2 W2 N11 W7$ E7 S11 E12 N53$ N10$.

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	53	17	901.00	SF	6.00	6.00	100	2007	2007	3	30	1,622	
2	0211	CONCRETE W	0	100	0	0	54.00	SF	6.00	6.00	100	2007	2007	3	30	97	
4	0955	PRIVACY FE	0	100	0	0	168.00	LF	15.00	15.00	100	2007	2007	3	40	1,008	

LAND DESCRIPTION

TOTAL OB/XF 2,727

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	0.70	55,000.00	38,500.00	38,500							

REVIEW DATE 06/05/2024 BY Nwatts Total Acres: 0.00 Total Land Value: 38,500 Market: 0 Agricultural: 0 Common: 38,500 PRINTED 06/24/2026 BY SYS