

EASTGATE SUB LOT 19
OR 630 P 290 & 308
OR 725 P 64 OR 1125 P 325

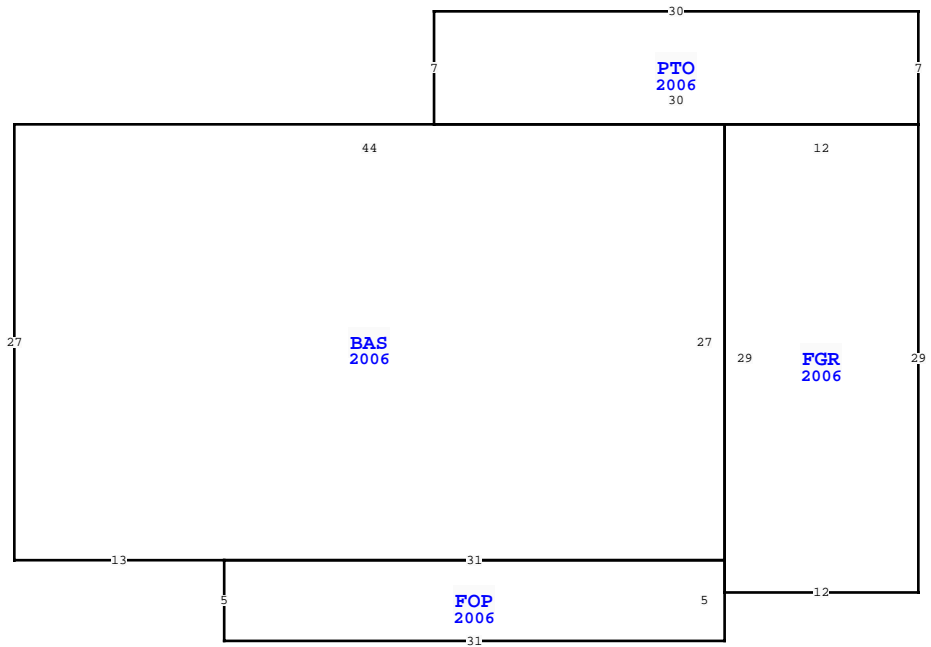
CARBAJAL CHRISTIAN A/CARBAJAL LANDAVERDE
104 EASTGATE WAY
CRAWFORDVILLE, FL 32327

2024

00-00-059-300-10035-A19

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
09	PINE WOOD 50				
14	CARPET 50				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
3	MKT AREA		01		
300.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,188	100	2006	1,188	117,826
FGR	348	50	2006	174	17,257
FOP	155	30	2006	46	4,562
PTO	210	5	2006	10	992
TOTALS	1,901			1,418	140,637

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%	- 2022									Heated Area: 1188 HX Base Yr 2022	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		140,637	
TOTAL MARKET OB/XF VALUE		734	
TOTAL LAND VALUE - MARKET		18,000	
TOTAL MARKET VALUE		159,371	
SOH/AGL Deduction		8,723	
ASSESSED VALUE		150,648	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		100,648	
TOTAL JUST VALUE		159,371	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		149,649	
5 YR PRCL CK, CHG EYB 2006 TO 2010, REROOF, DEMO X			
5 YR PRCL CH, PU XFOB LN 3			
COA PER OWNER ISAAC			
REMOVE H0, SOLDCL 10035 A18			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000106	RE-ROOF/SHINGLES		02/15/2024
2013854	FNDN	0	12/03/2013
20060640	SFD-CO	0	04/11/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1347/0001	2/02/2024	WD	U	I	11	100
GRANTOR: PRATHER ISAAC PAUL						
GRANTEE: CARBAJAL CHRISTIAN						
1346/0259	2/02/2024	WD	Q	I	01	180,000
GRANTOR: PRATHER ISAAC PAUL						
GRANTEE: CARBAJAL CHRISTIAN						

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	33	12		396.00	SF	6.00	6.00	100	2006	2006	3	27	642	
2	0211	CONCRETE W	0	100	19	3		57.00	SF	6.00	6.00	100	2006	2006	3	27	92	

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	1.00	LT		1.00	1.00	1.00	18,000.00	18,000.00	18,000							