

TUPELO RIDGE UNIT 2
 LOT 4 OR 68 P 399
 OR 355 P 241 OR 1038 P 322

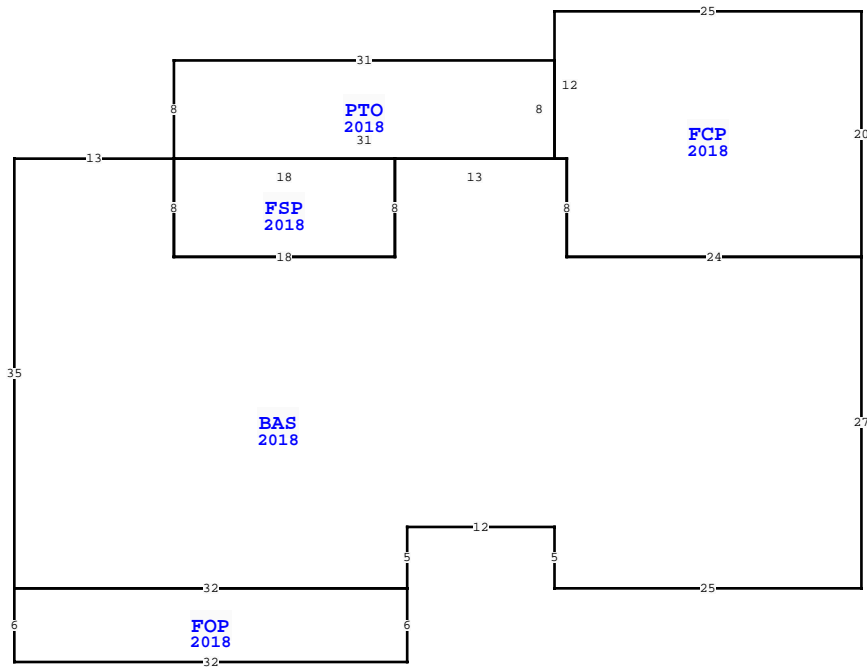
BAKER JUSTAN B/BAKER LAUREN GARRETT
 110 TUPELO DR
 CRAWFORDVILLE, FL 32327

2024

00-00-069-180-10116-124

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	13	GALVALUM	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	07	VYL PLANK	100		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		4	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	08		
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,019	100	2018	2,019	198,614
FCP	492	25	2018	123	12,100
FOP	192	30	2018	58	5,706
FSP	144	55	2018	79	7,771
PTO	248	5	2018	12	1,181
TOTALS	3,095			2,291	225,371

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%	- 2020		Heated Area: 2019					HX Base Yr 2020	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			225,371
TOTAL MARKET OB/XF VALUE			3,993
TOTAL LAND VALUE - MARKET			35,000
TOTAL MARKET VALUE			264,364
SOH/AGL Deduction			33,390
ASSESSED VALUE			230,974
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			180,974
TOTAL JUST VALUE			264,364
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			258,986
5 YR PRCL CK, CHG XFOB CODE 0625 TO 0700.			
FR 5YR CK; PU XFOB LH			
COCR190194- ADD HX AND PORT FOR 2019			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
17000870	SFD-CO	0	07/05/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1060/0556	1/12/2018	WD Q	Q	I	01	300,000
GRANTOR: SOUTHERN CONSTRUCTION						
GRANTEE: BAKER JUSTAN B & LA						
1038/0322	6/20/2017	WD Q	Q	V	01	30,500
GRANTOR: HANSFORD JAMES S & JA						
GRANTEE: SOUTHERN CONSTRUCTI						

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	24	20			6.00	100	2018	2018	3	80	2,304	
2	0211	CONCRETE W	0	100	96	3			6.00	100	2018	2018	3	80	1,382	
3	0211	CONCRETE W	0	100	8	8			6.00	100	2018	2018	3	80	307	
4	0625	PORT WD UT	0	100	12	20			0.00	100	2024	2021	AV	93	0	

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		RR1(A)	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							