

MALLARD POND  
OR 602 P 465  
OR 927 P 491

LOT 14  
OR 914 P 370  
OR 1013 P 197

SPRINGER ESTEBAN  
29 SILKY COURT  
CRAWFORDVILLE, FL 32327

**2024**

00-00-072-331-10157-014

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				
10	LAMINATED 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	10			
331.00	1.10/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,488	100	2021	1,488	174,478
FGR	273	50	2021	136	15,947
FOP	100	30	2021	30	3,518
PTO	100	5	2021	5	586
TOTALS	1,961			1,659	194,529

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			198,499	2021	2021	0	0	2.00	98.00
Heated Area: 1488 HX Base Yr 2022											
07/15/2021	07/15/2021	07/15/2021	07/15/2021	07/15/2021							

WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		194,529		
TOTAL MARKET OB/XF VALUE		6,071		
TOTAL LAND VALUE - MARKET		55,000		
TOTAL MARKET VALUE		255,600		
SOH/AGL Deduction		42,868		
ASSESSED VALUE		212,732		
TOTAL EXEMPTION VALUE		HX HB 13 212,732		
BASE TAXABLE VALUE		0		
TOTAL JUST VALUE		255,600		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		225,094		
5 YR PRCL CK, N/C				
2019 PORT FROM WALTON COUNTY FOR 2022				
STRINGER ESTEBAN 850-520-1838				
PU SFD; XFOB PWR 6-16-21; CO 7-6-2021				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
21000054	SFD-CO	0	01/29/2021	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1219/0173	7/12/2021	WD Q	I 01	219,900
GRANTOR: SOUTHERN CONSTRUCTION				
GRANTEE: SPRINGER ESTEBAN				
1013/0197	9/29/2016	WD Q	V 05	486,000
GRANTOR: MALLARD POND, LLC				
GRANTEE: SOUTHERN CONSTRUCTI				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2021] W17 PTO=[YR=2021] N10 W10 S10 E10\$ W31				
FGR=[YR=2021] W13 S21 E13 N21\$ S31 E14 FOP=[YR=2021] S5 E20				
N5 W20\$ E34 N31\$.				

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	952.00	SF	6.00	6.00	100	2021	2021	3	93	5,312	
2	0211	CONCRETE W	0	100	34	136.00	SF	6.00	6.00	100	2021	2021	3	93	759	
TOTALS																
TOTAL OB/XF 6,071																

LAND DESCRIPTION																								
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
1	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							