

MALLARD POND  
OR 602 P 465  
OR 927 P 491

LOT 29  
OR 914 P 370  
OR 1013 P 197

RUF ROBERT A/RUF HELEN L  
136 MALLARD POND CIRCLE  
CRAWFORDVILLE, FL 32327

**2024**

00-00-072-331-10157-029

ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	05	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	90	
Exterior Wall	11	AVERAGE		10	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		100	
Interior Floor	12	HARDWOOD		50	
Interior Floor	14	CARPET		50	
Heating Type	13	HEAT PUMP		100	
Air Condition	13	HEAT PUMP		100	
Bedrooms		4	100		
Bathrooms		3	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	331.00	1.10/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,789	100	2019	1,789	214,285
FGR	420	50	2019	210	25,154
FOP	95	30	2019	28	3,354
FSP	120	55	2019	66	7,906
PTO	150	5	2019	8	958
TOTALS	2,574			2,101	251,656

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: 1789																								
HX Base Yr 2020																								
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>02/19/2020</th> <th>FRSR</th> <th>LGL DATE</th> <th></th> </tr> <tr> <th>XF DATE</th> <th>02/19/2020</th> <th>FRSR</th> <th>LAND DATE</th> <th>02/19/2020</th> </tr> <tr> <th>INC DATE</th> <th></th> <th></th> <th>AG DATE</th> <th></th> </tr> </thead> </table>										BLD DATE	02/19/2020	FRSR	LGL DATE		XF DATE	02/19/2020	FRSR	LAND DATE	02/19/2020	INC DATE			AG DATE	
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XF DATE	02/19/2020	FRSR	LAND DATE	02/19/2020																				
INC DATE			AG DATE																					

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		251,656	
TOTAL MARKET OB/XF VALUE		17,889	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		324,545	
SOH/AGL Deduction		73,351	
ASSESSED VALUE		251,194	
TOTAL EXEMPTION VALUE		HX HB SX 100,000	
BASE TAXABLE VALUE		151,194	
TOTAL JUST VALUE		324,545	
NCON VALUE		417	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		274,240	
5 YR PRCL CK, FIX TRAV			
FR PRMT CK 5/26/23 - CH XFOB CODE, CH XFOB UTS, PU			
KEYED SOLAR PANELS CC OBN23-392			
5 YR PRCL CH, PU XFOB LN 4-5			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN23-00039	SOLAR PANELS-CC		09/26/2023
OBN23-00006	SOLAR PANELS-CC	0	03/20/2023
20000119	ELECTRIC	0	02/10/2020
19001585	POLE BARN-CO	0	01/08/2020
19000296	SFD-CO	0	03/12/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1120/0368	7/29/2019	WD Q	Q	I	01	253,400
GRANTOR: SOUTHERN CONSTRUCTION						
GRANTEE: RUF ROBERT A & HELE						
1013/0197	9/29/2016	WD Q	Q	V	05	486,000
GRANTOR: MALLARD POND, LLC						
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	0	0	1,002.00	SF	6.00	6.00	100	2019	2019	3	85	5,110	
2	0211	CONCRETE W	0	100	38	4	152.00	SF	6.00	6.00	100	2019	2019	3	85	775	
3	0955	PRIVACY FE	0	100	0	0	202.00	LF	15.00	15.00	100	2019	2019	3	96	2,909	
4	0700	PORT BLDG	0	100	8	12	96.00	SF	0.00	0.00	100	2020	2020	3	94	0	
5	0025	BARN, POLE	0	100	30	26	780.00	SF	12.50	12.50	100	2020	2020	3	89	8,678	
6	1450	SOLAR PANE	0	100	0	0	15.00	UT	0.00	0.00	100	2024	2023	AV	100	0	
7	0210	CONCRETE D	0	100	3	26	78.00	SF	6.00	6.00	100	2024	2020	AV	89	417	
TOTALS															17,889		

BUILDING NOTES														
BAS=[YR=2019;ORIG=20,40] N38 E14 S8 E11 S8 E15 N8 E18 S32 W5 S6 W13 N6 N5 W19 S3 W21 \$														
FGR=[YR=2019;ORIG=20,40] S20 E21 N20 W21 \$														
PTO=[YR=2019;ORIG=60,10] N10 W15 S10 E15 \$														
FSP=[YR=2019;ORIG=60,10] W15 S8 E15 N8 \$														
FOP=[YR=2019;ORIG=41,40] S2 E19 N5 W19 S3 \$														

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	55,000.00	55,000.00	55,000							