

MALLARD POND
OR 602 P 465
OR 927 P 491

LOT 81
OR 914 P 370
OR 1013 P 197

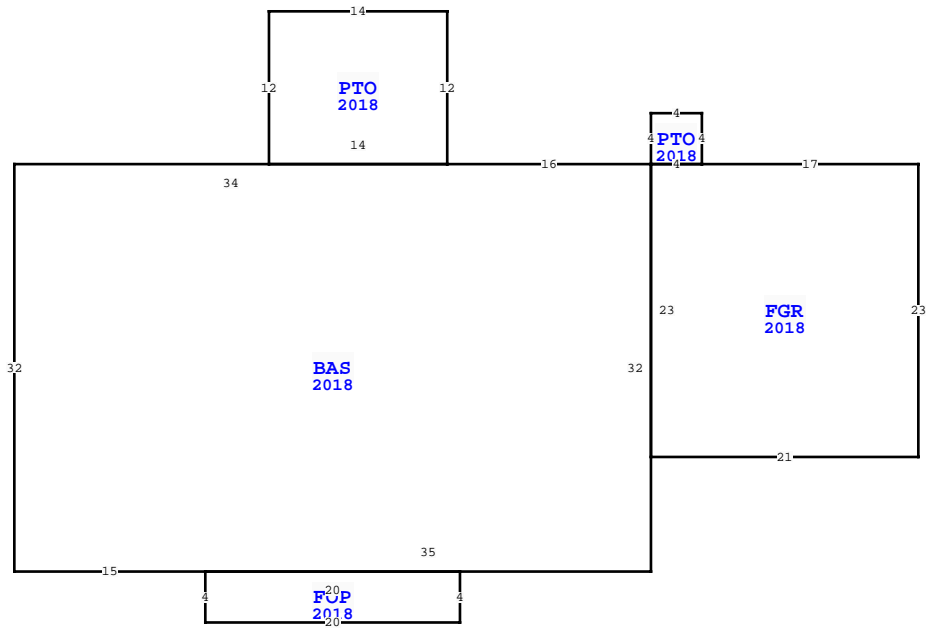
ACOFF JOCYRIA S
109 MALLARD POND CIR
CRAWFORDVILLE, FL 32327

2024

00-00-072-331-10157-081

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	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	10	LAMINATED 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
Units		0 100

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%	- 2019		Heated Area: 1600					HX Base Yr 2019		



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	1,600	100	2018	1,600	180,287
FGR	483	50	2018	242	27,269
FOP	80	30	2018	24	2,705
PTO	16	5	2018	1	113
PTO	168	5	2018	8	902
TOTALS	2,347			1,875	211,274

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE		211,274			
TOTAL MARKET OB/XF VALUE		5,223			
TOTAL LAND VALUE - MARKET		55,000			
TOTAL MARKET VALUE		271,497			
SOH/AGL Deduction		98,228			
ASSESSED VALUE		173,269			
TOTAL EXEMPTION VALUE		HX HB 50,000			
BASE TAXABLE VALUE		123,269			
TOTAL JUST VALUE		271,497			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		239,634			
5 YR PRCL CK, N/C					
5YR PRCL CK NC FR					
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-3					
SOH PORTED FROM LEON/2019/ACOFF					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
17001624	SFD-CO	0	12/04/2017		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1074/0843	5/25/2018	WD Q	Q	I	01	212,000
GRANTOR: SOUTHER CONSTRUCTION						
GRANTEE: ACOFF JOCYRIA S						
1013/0197	9/29/2016	WD 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	896.00	SF	6.00	6.00	100	2018	2018	3	80	4,301	
2	0211	CONCRETE W	0	100	33	132.00	SF	6.00	6.00	100	2018	2018	3	80	634	
3	0211	CONCRETE W	0	100	12	60.00	SF	6.00	6.00	100	2018	2018	3	80	288	

BLD DATE	05/17/2018	FRSR	LGL DATE	
XF DATE	05/17/2018	RTSR	LAND DATE	03/04/2020
INC DATE			AG DATE	

BUILDING NOTES												
BUILDING DIMENSIONS												
FGR=[YR=2018] W17 PTO=[YR=2018] N4 W4 S4 E4\$ W4 BAS=[YR=2018] W16 PTO=[YR=2018] N12 W14 S12 E14\$ W34 S32 E15 FOP=[YR=2018] S4 E20 N4 W20\$ E35 N32 \$ S23 E21 N23\$.												

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	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								