

MALLARD POND
OR 602 P 465
OR 686 P 264

LOT 88
OR 673 P 835
OR 914 P 370

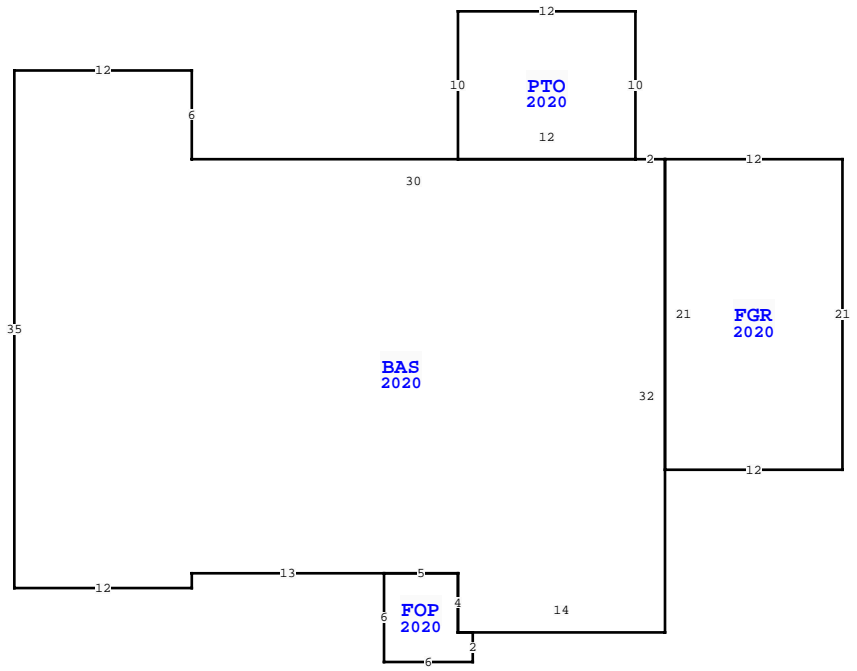
SMITH ORTIZ LUIS DANIEL/SMITH ORTIZ FAITH MARIE
18 WIGEON WAY
CRAWFORDVILLE, FL 32327

2024

00-00-072-331-10157-088

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				
07	VYL PLANK 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	1,372	100	2020	1,372	160,632
FGR	252	50	2020	126	14,752
FOP	32	30	2020	10	1,171
PTO	120	5	2020	6	702
TOTALS	1,776			1,514	177,258

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,514	115.5000	120.70	182,740	2020	2020	0	0	3.00	97.00
1 SINGLE FAM 100% - 2022 Heated Area: 1372 HX Base Yr 2022											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		177,258	
TOTAL MARKET OB/XF VALUE		4,507	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		236,765	
SOH/AGL Deduction		37,294	
ASSESSED VALUE		199,471	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		149,471	
TOTAL JUST VALUE		236,765	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		207,511	
5 YR PRCL CK, N/C			
5 YR PRCL CH, N/C			
5 YR PRCL CH, PU NEW SFD AND XFOB LN 1,2			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN21-00023	SOLAR PANELS-CC	0	09/23/2021
20000490	SFD-CO	0	06/08/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1170/0403	9/24/2020	WD Q	Q	I	01	205,000
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: SMITH ORTIZ LUIS DA						
1013/0206	9/29/2016	WD Q	Q	V	05	486,000
GRANTOR: MALLARD POND, LLC						
GRANTEE: GOLDEN CONSTRUCTION						

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	784.00	SF	6.00	6.00	100	2020	2020	3	89	4,187	
2	0211	CONCRETE W	0	100	15	4	60.00	SF	6.00	6.00	100	2020	2020	3	89	320	
3	1450	SOLAR PANE	0	100	0	0	1.00	UT	0.00	0.00	100	2021	2021	3	93	0	

TOTAL OB/XF											
4,507											

BUILDING NOTES											
FGR=[YR=2020] W12 BAS=[YR=2020] W2 PTO=[YR=2020] N10 W12 S10 E12\$ W30 N6 W12 S35 E12 N1 E13 FOP=[YR=2020] S6 E6 N2 W1 N4 W5\$ E5 S4 E14 N32\$ S21 E12 N21\$.											

LAND DESCRIPTION																								
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							