

THE HAMMOCKS PHASE I  
 LOT 12 OR 658 P 264  
 OR 675 P 746 OR 820 P 583

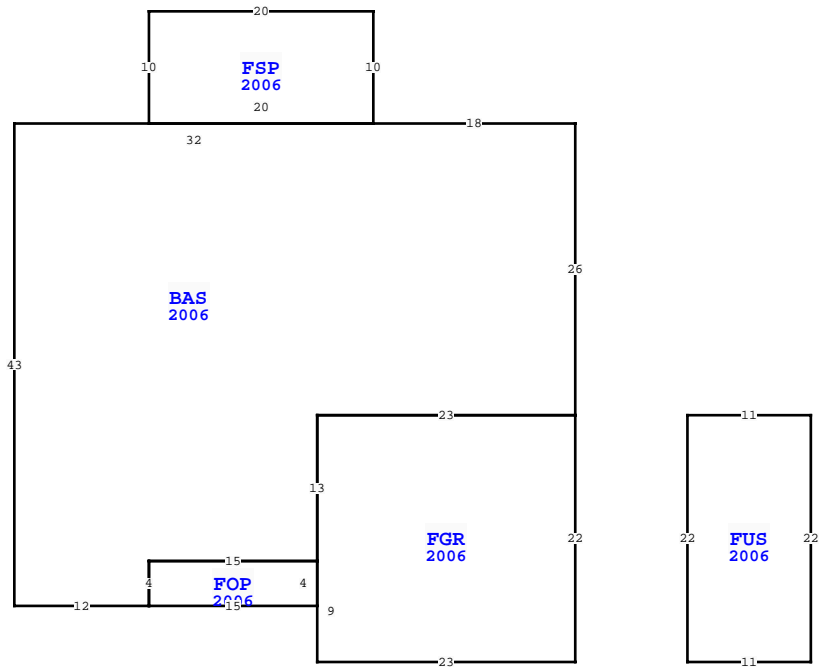
THOMAS-HARRELL CHRISTINA SUE/HARRELL HOWARD SHAWN  
 86 JUNIPER DR  
 CRAWFORDVILLE, FL 32327

**2024**

00-00-073-335-10187-012

BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	05	HARDIE BRD 80			
Exterior Wall	20	FACE BRICK 20			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	11	CLAY TILE 50			
Interior Floo	14	CARPET 50			
Heating Type	13	HEAT PUMP 100			
Air Condition	13	HEAT PUMP 100			
Bedrooms		4 100			
Bathrooms		2.5 100			
Story Height		0 100			
Stories	1.	1. 100			
Fireplace	01	FIREPLACE 100			
Units		0 100			
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	3	MKT AREA 10			
NEIGHBORHOOD/LOC	335.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,699	100	2006	1,699	190,562
FGR	506	50	2006	253	28,377
FOP	60	30	2006	18	2,019
FSP	200	55	2006	110	12,338
FUS	242	100	2006	242	27,143
TOTALS	2,707			2,322	260,437

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% - 2016										
Heated Area: 1941 HX Base Yr 2016												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	260,437		
TOTAL MARKET OB/XF VALUE	5,744		
TOTAL LAND VALUE - MARKET	55,000		
TOTAL MARKET VALUE	321,181		
SOH/AGL Deduction	116,675		
ASSESSED VALUE	204,506		
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE	154,506		
TOTAL JUST VALUE	321,181		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	281,801		
5 YR PRCL CK, CHG EYB ON BLDING & XFOBS, BK YD GAT			
5 YR PRCL CK, PU XFOB LN 5, 6			
5 YR PRCL CH, N/C			
ADD HX FOR 2016			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB24-000199	RE-ROOF/SHINGLES-		03/28/2024
19000738	REROOF-CO	0	04/24/2019
2006513	SFD	0	03/20/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0929/0834	12/30/2013	QC	U	I	30	100
GRANTOR: LAND WARREN TODD						
GRANTEE: THOMAS-HARRELL CHRI						
0908/0638	4/23/2013	WD	U	I	12	167,000
GRANTOR: HSBC BANK USA, NA						
GRANTEE: LAND WARREN TODD						

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
2	0210	CONCRETE D	0	100 93 15	1,395.00	SF	6.00	6.00	100	2015	2006	3	27	2,260	
3	0211	CONCRETE W	0	100 55 3	165.00	SF	6.00	6.00	100	2006	2006	3	76	752	
4	0955	PRIVACY FE	0	100 0 0	280.00	LF	15.00	15.00	100	2015	2007	3	40	1,680	
5	0211	CONCRETE W	0	100 4 4	16.00	SF	6.00	6.00	100	2007	2007	3	76	73	
6	0620	WOOD UTL B	0	100 16 12	192.00	SF	6.00	6.00	100	2019	2019	3	85	979	
TOTALS													5,744		

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH 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							