THE HAMMOCKS PHASE I
LOT 68 OR 661 P 166
OR 688 P 754 OR 1015 P 504

RICHARDSON MORGAN L/RICHARDSON DEBORA J
P O BOX 522
CRAWFORDVILLE, FL 32326-0522

2024

00-00-073-335-10187-068

WAKULLA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 70
Exterior Wall	20	FACE BRICK 30
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		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Fireplace	01	FIREPLACE 100
Units		0 100
Quality	03	AVERAGE

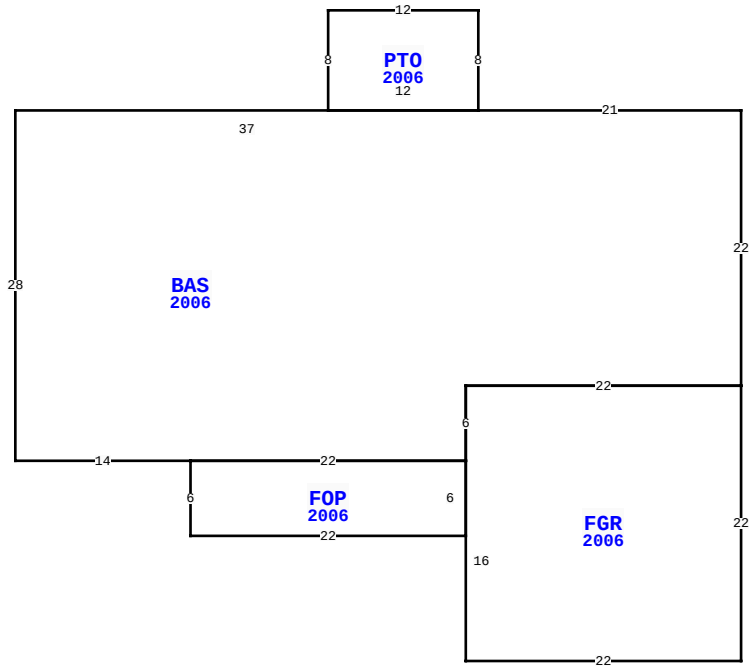
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	3	MKT AREA	10
NEIGHBORHOOD/LOC	335.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,492	100	2006	1,492	165,952
FGR	484	50	2006	242	26,917
FOP	132	30	2006	40	4,449
PTO	96	5	2006	5	556
TOTALS	2,204			1,779	197,874

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,779	125.9000	119.60	212,768	2006	2016	0	0	0	7.00	93.00

1 SINGLE FAM 100% - 2018 Heated Area: 1492 HX Base Yr 2018



17 PECAN ST, CRAWFORDVILLE

BLD DATE	10/26/2020	MMJT	LGL DATE		
XF DATE	10/26/2020	MMJT	LAND DATE	03/03/2020	JBBH
INC DATE			AG DATE		

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		197,874
TOTAL MARKET OB/XF VALUE		7,790
TOTAL LAND VALUE - MARKET		55,000
TOTAL MARKET VALUE		260,664
SOH/AGL Deduction		83,125
ASSESSED VALUE		177,539
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		127,539
TOTAL JUST VALUE		260,664
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		229,077

5 YR PRCL CH, CH EYB FROM 2006 TO 2016,CHG XFOBS
5 YR PRCL CK, PU XFOB LN 4
ADD HX FOR 2018
ADD CHG PER USPS FORM#3547 DATED 8/16/17

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17000058	HVAC CNG OUT	0	01/17/2017
20061042	SFD - CO	0	06/23/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1039/0735	6/13/2017	WD	U	I	12	160,000
GRANTOR: U.S. BANK N.A. AS TRU						
GRANTEE: RICHARDSON MORGAN L						
1017/0053	11/08/2016	QC	U	I	12	100
GRANTOR: U.S. BANK N.A. AS TRU						
GRANTEE: U.S. BANK N.A. AS T						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2006] W21 PTO=[YR=2006] N8 W12 S8 E12$ W37 S28 E14 FOP=[YR=2006] S6 E22 N6 W22$ E22 FGR=[YR=2006] S16 E22 N22 W22 S6$ N6 E22 N22 $.

EXTRA FEATURES

LN	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	0	0	1,080.00	SF	6.00	6.00	100	2006	2006	3	47	3,046	
3	0211	CONCRETE W	0	100	47	3	141.00	SF	6.00	6.00	100	2006	2006	3	47	398	
4	0955	PRIVACY FE	0	100	0	0	305.00	LF	15.00	15.00	100	2018	2018	3	95	4,346	

LAND DESCRIPTION

TOTAL OB/XF 7,790

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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							

REVIEW DATE 03/25/2024 BY Nwatts Total Acres: 0.00 Total Land Value: 55,000 Market: 0 Agricultural: 0 Common: 55,000 PRINTED 05/20/2026 BY SYS