

THE HAMMOCKS PHASE I
 LOT 73 OR 660 P 279
 OR 710 P 288 OR 846 P 738

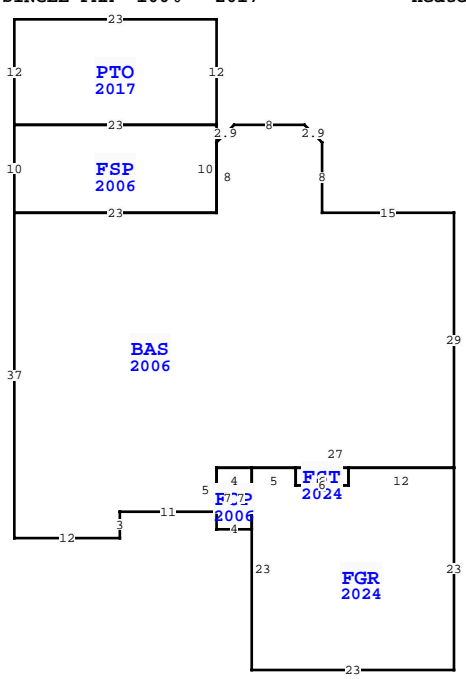
FARROW REGINALD JR/FARROW MARGARET T
 49 PECAN ST
 CRAWFORDVILLE, FL 32327

2024

00-00-073-335-10187-073

ELEMENT		CD	CONSTRUCTION
Foundation	02	CONCR	SLAB 100
Frame	02	WOOD	FRAME 100
Exterior Wall	19	COMMON	BRK 100
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			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
BAS	1,717	100	2006
FGR	517	50	2024
FOP	28	30	2006
FSP	230	55	2006
FST	12	55	2024
PTO	276	5	2017
TOTALS	2,780		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,130	119.0000	113.05	240,796	2006	2011	0	0	12.00	88.00
1 SINGLE FAM 100% - 2017 Heated Area: 1717 HX Base Yr 2017											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		211,900	
TOTAL MARKET OB/XF VALUE		9,156	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		276,056	
SOH/AGL Deduction		60,211	
ASSESSED VALUE		215,845	
TOTAL EXEMPTION VALUE		215,845	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		276,056	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		296,672	
5 YR PRCL CK, CHG XFOPS, CHG TRAV, FGR			
CHG EYB, CHG TRAV			
5 YR PRCL CK, PU XFOB LN 7, DEL XFOB LN 8,			
2021 T&P RENEWAL RECD			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
17000746	MECH	0	05/31/2017
2006793	SFD - CO 8/29/6	0	05/09/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1017/0151	11/08/2016	WD	Q	I	01	219,900
GRANTOR: MITCHELL VICTORIA LEE						
GRANTEE: FARROW REGINALD JR						
0978/0569	8/14/2015	QC	U	I	11	100
GRANTOR: MITCHELL MAXWELL GORD						
GRANTEE: MITCHELL VICTORIA						

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	0209	CONCRETE P	0	100	85	12	1,020.00	SF	8.00	8.00	100	2006	2006	3	47	3,835	
2	0209	CONCRETE P	0	100	17	10	170.00	SF	8.00	8.00	100	2006	2006	3	47	639	
3	0209	CONCRETE P	0	100	37	3	111.00	SF	8.00	8.00	100	2006	2006	3	47	417	
5	0209	CONCRETE P	0	100	22	4	88.00	SF	8.00	8.00	100	2006	2006	3	47	331	
6	0940	OPEN SHED	0	100	16	6	96.00	SF	4.00	4.00	100	2013	2013	3	57	219	
7	0955	PRIVACY FE	0	100	0	0	258.00	LF	15.00	15.00	100	2019	2019	3	96	3,715	
TOTALS															2,130	211,900	

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

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2006;ORIG=0,0] W15 N8 U2L2 W8 D2L2 S8 W23 S37 E12 N3 E11 N5 E27 N29 \$
FGR=[YR=2024;ORIG=0,29] W12 S2 W6 N2 W5 S23 E23 N23 \$
PTO=[YR=2017;ORIG=-50,-10] E23 N12 W23 S12 \$
FSP=[YR=2006;ORIG=-50,0] E23 N10 W23 S10 \$
FOP=[YR=2006;ORIG=-23,29] W4 S7 E4 N7 \$
FST=[YR=2024;ORIG=-12,29] W6 S2 E6 N2 \$

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							