LOT 73 HS
LOT 23
HAMMOCKS PH III PB 6 P 63

MACHUCA LEONEL DAVID GARCIA
42 EAST PECAN ST
CRAWFORDVILLE, FL 32327

2024

00-00-073-441-10187-323

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE 0000 VACANT RESIDENTIAL
MAP NUM 3   **MKT AREA** 10
NEIGHBORHOOD/LOC 441.00   1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE

TOTALS

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND

WAKULLA COUNTY PROPERTY   PAGE 1 of 1   3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	55,000
TOTAL MARKET VALUE	55,000
SOH/AGL Deduction	0
ASSESSED VALUE	55,000
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	55,000
TOTAL JUST VALUE	55,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	55,000

PU SFD, XFOBS

5 YR PRCL CK, N/C

PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN24-00017	SFD-CO		04/18/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q/U	V/I	RSN CD	SALE PRICE
1379/0238	9/20/2024	WD	Q	I	01	377,900

GRANTOR: D R HORTON INC
GRANTEE: MACHUCA LEONEL DAVI

| 1326/0449 | 8/22/2023 | WD | Q | V | 05 | 2,324,400 |

GRANTOR: BCB FLP 1 LLC
GRANTEE: DR HORTON INC

BUILDING NOTES

EXTRA FEATURES

42 EAST PECAN ST, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

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

BUILDING DIMENSIONS

LAND DESCRIPTION

TOTAL OB/XF   0

LN	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	000000	C	VAC RES	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							

REVIEW DATE 07/09/2024   **BY** Nwatts   Total Acres: 0.36   Total Land Value: 55,000   Market: 0   Agricultural: 0   Common: 55,000   **PRINTED 05/20/2026 BY SYS**