LOT 74 HS P-2-2-M-20-A
LYING IN NW CORNER OF LOT 74HS
OR 93 P 848, 852 & OR 94 P 659

BYRD FAMILY PROPERTIES LLC
151 TRIPLETT RD
CRAWFORDVILLE, FL 32327

2024

00-00-074-000-10205-002

BUILDING CHARACTERISTICS

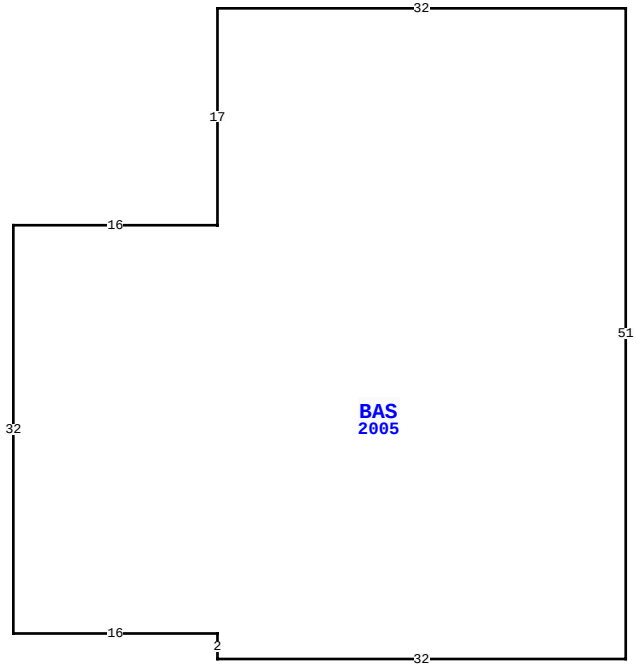
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	03	CONC FINSH 50
Interior Floo	09	PINE WOOD 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Fixtures		7 100
Story Height		0 100
RMS		4 100
Stories	1.	1. 100
Class	00	N/A 100
Units		0 100
Quality	03	AVERAGE
DOR CODE	2100	RESTAURANTS/CAFE
MAP NUM	2	MKT AREA 10
NEIGHBORHOOD/LOC	000	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,144	100	2005	2,144	198,942
TOTALS	2,144			2,144	198,942

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
2100	04	2,144	95.6550	95.66	205,095	2005	2020	0	0	0	3.00	97.00

2 RESTAURANT 0% - 2024 Heated Area: 2144 HX Base Yr



2302 CRAWFORDVILLE HWY, CRAWFORDVILLE

BLD DATE	01/14/2020	MMFR	LGL DATE		
XF DATE	01/14/2020	MMFR	LAND DATE	01/14/2020	MMFR
INC DATE			AG DATE		

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	198,942
TOTAL MARKET OB/XF VALUE	2,318
TOTAL LAND VALUE - MARKET	92,625
TOTAL MARKET VALUE	293,885
SOH/AGL Deduction	0
ASSESSED VALUE	293,885
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	293,885
TOTAL JUST VALUE	293,885
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	296,264

2024 TRIM RTS; FWD ADDR PER USPS FORWARD STICKER

5 YR PRCL CH N/C-MM

ADD CHG PER TCO

5 YR PRCL CH, PU FNDN & FRME, CORR RCVR

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000393	WINDOWS-CC	0	04/26/2022
2011631	USE	0	09/12/2011
2011442	USE	0	06/29/2011
20051933	SIGN	0	11/30/2005
20051571	ELECTRIC	0	09/28/2005
20051014	A/C	0	07/09/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1252/0109	2/11/2022	WD	Q	I	01	267,500
GRANTOR: NOORANI INVESTMENTS C						
GRANTEE: BYRD FAMILY PROPERT						
0859/0216	8/02/2011	WD	U	I	12	150,000
GRANTOR: WAKULLA BANK / FDIC						
GRANTEE: NOORANI INVESTMENTS						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W32 S17 W16 S32 E16 S2 E32 N51$.

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
1	0210	CONCRETE D	0	0	28	22	616.00	SF	6.00	6.00	100	2005	2005	3	24	887	
2	0211	CONCRETE W	0	0	0	0	120.00	SF	6.00	6.00	100	2005	2005	3	24	173	
3	0955	PRIVACY FE	0	0	0	0	48.00	LF	15.00	15.00	100	2005	2005	3	20	144	
4	0001	BLOCK UTIL	0	0	11	6	34.00	SF	16.00	16.00	100	2003	2003	3	21	114	
5	1000	COOLER	0	0	0	0	1.00	UT	2,500.00	2,500.00	100	2005	2005	3	24	600	
6	0630	METAL UTL	0	0	10	8	80.00	SF	8.00	8.00	100	2005	2005	3	24	154	
7	0630	METAL UTL	0	0	16	8	128.00	SF	8.00	8.00	100	2005	2005	3	24	246	

LAND DESCRIPTION

TOTAL OB/XF 2,318

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	002100	C	RESTAURANT	0			190.00	0.00	195.00	FF		1.00	1.00	1.00	475.00	475.00	92,625							

REVIEW DATE 04/04/2022 BY JS Total Acres: 0.50 Total Land Value: 92,625 Market: 0 Agricultural: 0 Common: 92,625 PRINTED 04/08/2026 BY SYS