

BRIDLE GATE PHASE 2 LOT 69
 OR 285 P 518 OR 330 P 621
 OR 347 P 400 OR 932 P 495

SANDBERG MARC/SANDBERG TIFFANY
 46 BRIDLE GATE DRIVE
 CRAWFORDVILLE, FL 32327

2024

00-00-074-253-10197-A69

ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	05	WOOD	FRAME	100	
Exterior Wall	02	HARDIE	BRD	80	
Exterior Wall	19	COMMON	BRK	20	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		100	
Interior Floo	11	CLAY TILE		70	
Interior Floo	14	CARPET		30	
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		
Units		0	100		
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	2	MKT AREA	10		
NEIGHBORHOOD/LOC	252.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,710	100	1998	1,710	176,531
FGR	484	50	1998	242	24,983
FOP	75	30	1998	22	2,272
FSP	192	55	1998	106	10,943
TOTALS	2,461			2,080	214,727

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%	- 2024		Heated Area: 1710					HX Base Yr 2024		

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				214,727		
TOTAL MARKET OB/XF VALUE				17,538		
TOTAL LAND VALUE - MARKET				35,000		
TOTAL MARKET VALUE				267,265		
SOH/AGL Deduction				73,150		
ASSESSED VALUE				194,115		
TOTAL EXEMPTION VALUE				HX HB 50,000		
BASE TAXABLE VALUE				144,115		
TOTAL JUST VALUE				267,265		
NCON VALUE				0		
INCOME VALUE				0		
PREVIOUS YEAR MKT VALUE				268,225		
21 PORT TO 00592-000 LAND						
LN 5, PU XFOB LN 8 & 9, DEL XFOB LN 10						
5 YR PRCL CH, CHG EXW & FLOR, CHG CODE XFOB						
FOR HX						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
16001137	RE-ROOF-CO	0	11/09/2016			
20061149	POOL	0	07/13/2006			
023756	SFD	0	06/24/1998			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1213/0773	6/11/2021	WD Q	Q	I	01	295,000
GRANTOR: LAND BENJAMEN J & KEL						
GRANTEE: SANDBERG MARC & TIF						
0950/0522	8/29/2014	WD U	I	12		156,500
GRANTOR: FEDERAL HOME LOAN MOR						
GRANTEE: LAND BENJAMEN J						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1998] W33 FSP=[YR=1998] E16 N12 W16 S12\$ W18 S35 E14 N5 E15 S5 FOP=[YR=1998] N5 W15 S5 E15\$ FGR=[YR=1998] S22 E22 N22 W22\$ E22 N35\$.						

EXTRA FEATURES													46 BRIDLE GATE DR, CRAWFORDVILLE				
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	0210	CONCRETE D	0	100	40	16	640.00	SF	6.00	6.00	100	1998	1998	3	20	768	
2	0630	METAL UTL	0	100	4	6	24.00	SF	8.00	8.00	100	2000	2000	3	20	38	
3	0211	CONCRETE W	0	100	66	3	198.00	SF	6.00	6.00	100	1998	1998	3	20	238	
4	0220	POOL VINYL	0	100	24	16	384.00	SF	60.00	60.00	100	2006	2006	3	40	9,216	
5	0211	CONCRETE W	0	100	0	0	602.00	SF	6.00	6.00	100	2006	2006	3	27	975	
6	0955	PRIVACY FE	0	100	0	0	304.00	LF	15.00	15.00	100	2006	2006	3	30	1,368	
7	0211	CONCRETE W	0	100	8	3	24.00	SF	6.00	6.00	100	2006	2006	3	27	39	
8	0955	PRIVACY FE	0	100	0	0	187.00	LF	15.00	15.00	100	2019	2019	3	96	2,693	
9	0055	PORTABLE C	0	100	36	24	864.00	SF	3.00	3.00	100	2019	2019	3	85	2,203	
TOTAL OB/XF																17,538	

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	35,000.00	35,000.00	35,000								