

SONGBIRD SUB
BLK B LOT 1
OR 404 P 860 OR 519 P 310

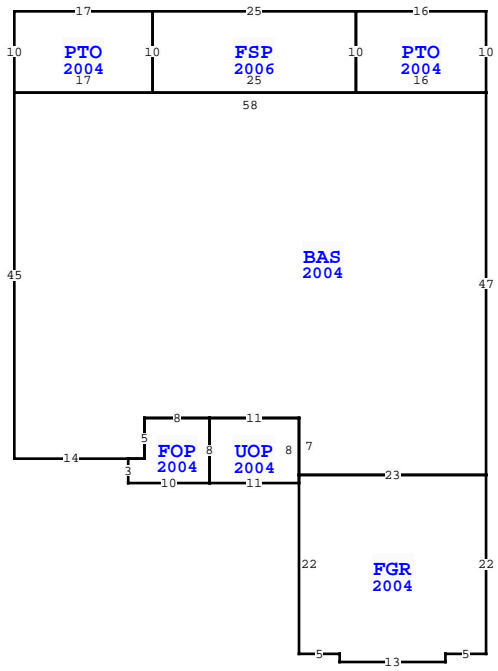
VARNES KENNETH E/VARNES KRISTL A
8 BUNTING DRIVE
CRAWFORDVILLE, FL 32327

2024

00-00-074-272-10223-B01

ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	60	
Exterior Wall	19	COMMON	BRK	40	
Roof Structure	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	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		4	100		
Bathrooms		2.5	100		
Story Height		0	100		
Stories	1.	1.	100		
Units		0	100		
Quality	07	GOOD			
DOR CODE	0100	SINGLE	FAMILY		
MAP NUM	2	MKT	AREA	10	
NEIGHBORHOOD/LOC	272.00	1.05/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,561	100	2004	2,561	271,996
FGR	519	50	2004	260	27,614
FOP	70	30	2004	21	2,231
FSP	250	55	2006	138	14,657
PTO	160	5	2004	8	850
PTO	170	5	2004	8	850
UOP	88	20	2004	18	1,912
TOTALS	3,818			3,014	320,109

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%	- 2006								
Heated Area: 2561						HX Base Yr 2006					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		320,109	
TOTAL MARKET OB/XF VALUE		12,949	
TOTAL LAND VALUE - MARKET		50,000	
TOTAL MARKET VALUE		383,058	
SOH/AGL Deduction		132,555	
ASSESSED VALUE		250,503	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		200,503	
TOTAL JUST VALUE		383,058	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		366,515	
5 YR PRCL CH, N/C			
5 YR PRCL CH, CORR EXW, PU XFOB LN 6			
CODE XFOB LN 2			
5 YR PRCL CH, CHG QUAL, FRME, PU FNDN, CHG			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
200710	POOL	0	01/02/2007
20061153	SCREEN ROOM	0	07/14/2006
31480	SFR	0	03/09/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0623/0272	10/20/2005	WD	Q	I		295,000
GRANTOR: POPVICH						
GRANTEE: VARNES						
0559/0433	9/22/2004	WD	Q	I		275,000
GRANTOR: WATERS						
GRANTEE: POPVICH						

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	0210	CONCRETE D	0	100	0	0	2,017.00	SF	6.00	6.00	100	2004	2004	3	23	2,783	
2	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	2004	2004	3	62	806	
3	0955	PRIVACY FE	0	100	0	0	296.00	LF	15.00	15.00	100	2006	2006	3	30	1,332	
4	0220	POOL VINYL	0	100	24	11	264.00	SF	60.00	60.00	100	2007	2007	3	40	6,336	
5	0211	CONCRETE W	0	100	0	0	692.00	SF	6.00	6.00	100	2007	2007	3	30	1,246	
6	0625	PORT WD UT	0	100	12	10	120.00	SF	6.00	6.00	100	2014	2014	3	62	446	

LAND DESCRIPTION																								
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	50,000.00	50,000.00	50,000							

BUILDING NOTES											
BUILDING DIMENSIONS											
PTO=[YR=2004] N10 W16 FSP=[YR=2006] W25 PTO=[YR=2004] W17 S10 E17 N10\$ S10 E25 N10\$ S10 E16 BAS=[YR=2004] W58 S45 E14 FOP=[YR=2004] E2N5 E8 S8 W10 N3\$ E2 N5 E8 UOP=[YR=2004] E11 S8 W11 N8\$ E11 S7 FGR=[YR=2004] E23 S22 W5 S1 W13 N1 W5 N22\$ E23 N47\$.											