

SONGBIRD SUB  
BLK B LOT 13  
OR 404 P 860

CORONEL MAXIMILIANO/CORONEL JACQUELINE LINDSEY  
78 BUNTING DR  
CRAWFORDVILLE, FL 32327

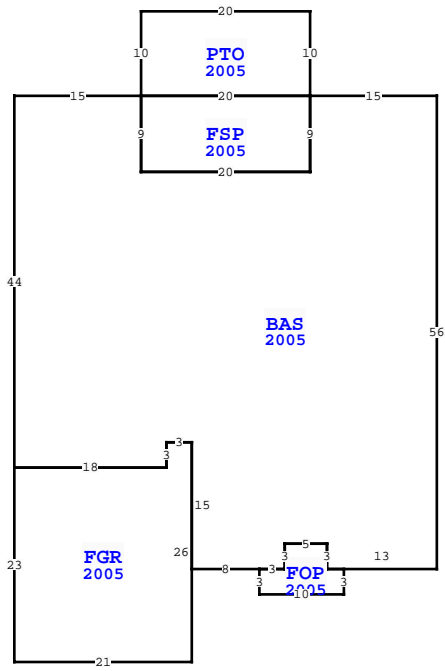
2024

00-00-074-272-10223-B13



BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Foundation	02	CONCR SLAB	100		
Frame	02	WOOD FRAME	100		
Exterior Wall	05	HARDIE BRD	70		
Exterior Wall	19	COMMON BRK	30		
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	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		3	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	2,344	100	2005	2,344	275,837
FGR	492	50	2005	246	28,948
FOP	45	30	2005	14	1,647
FSP	180	55	2005	99	11,650
PTO	200	5	2005	10	1,177
TOTALS	3,261			2,713	319,261

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	0%	- 2024								
			Heated Area: 2344			HX Base Yr					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE			319,261
TOTAL MARKET OB/XF VALUE			9,938
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			379,199
SOH/AGL Deduction			0
ASSESSED VALUE			379,199
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			379,199
TOTAL JUST VALUE			379,199
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			363,292
2023 TRIM RETURNED			
5 YR PRCL CH, CHG FLOORING PU XFOB 0209			
5 YR PRCL CH, CORR EXW, FLOOR, PU XFOB LN 4-5			
NEW TRAV, FNDN & FRME			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB24-000310	RE-ROOF/SHINGLES-		05/09/2024
18000158	MECH	0	04/25/2018
2005545	SFD	0	04/20/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1323/0393	7/24/2023	WD Q	Q	I	01	425,000
GRANTOR: HANSEN ERIC JOHN & KA						
GRANTEE: CORONEL MAXIMILIANO						
1315/0606	6/07/2023	QC U	U	I	11	100
GRANTOR: HANSEN ERIC JOHN & KA						
GRANTEE: HANSEN ERIC JOHN &						

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	0	69	13	897.00	SF	6.00	6.00	100	2005	2005	3	24	1,292	
2	0211	CONCRETE W	0	0	25	4	100.00	SF	6.00	6.00	100	2005	2005	3	24	144	
3	0130	FIRE PLACE	0	0	0	0	1.00	UT	1,300.00	1,300.00	100	2005	2005	3	64	832	
4	0955	PRIVACY FE	0	0	0	0	396.00	LF	15.00	15.00	100	2015	2015	3	83	4,930	
5	0625	PORT WD UT	0	0	12	8	96.00	SF	6.00	6.00	100	2014	2014	3	62	357	
6	0209	CONCRETE P	0	0	0	0	392.00	SF	8.00	8.00	100	2017	2017	3	76	2,383	

TOTAL OB/XF												9,938					
78 BUNTING DR, CRAWFORDVILLE																	
BLD DATE		03/16/2021		MMJS		LGL DATE						03/16/2021		MMJS			
XF DATE		03/16/2021		MMJS		LAND DATE											
INC DATE						AG DATE											

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=2005] W15 PTO=[YR=2005] N10 W20 S10 E20\$											
FSP=[YR=2005] W20 S9 E20 N9 \$ S9 W20 N9 W15 S44 FGR=[YR=2005] S23 E21 N26 W3 S3 W18\$ E18 N3 E3 S15 E8 FOP=[YR=2005] S3 E10 N3 W2 N3 W5 S3 W3\$ E3 N3 E5 S3 E13 N56\$.											

LAND DESCRIPTION												TOTAL OB/XF												9,938					
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	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000												