

SONGBIRD SUB BLOCK B
 LOT 16 OR 404 P 860
 OR 595 P 278 OR 647 P 193

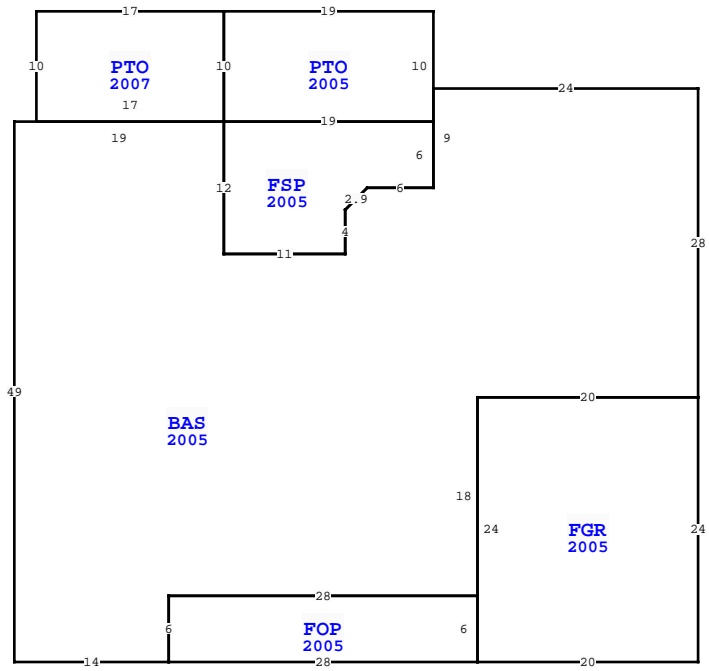
WILLIAMS KENDRICK L/WILLIAMS ANGELA NICOLE
 94 BUNTING DR
 CRAWFORDVILLE, FL 32327

2024

00-00-074-272-10223-B16

ELEMENT		CD	BUILDING CHARACTERISTICS		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100		
Frame	02	WOOD	FRAME	100		
Exterior Wall	05	HARDIE	BRD	70		
Exterior Wall	20	FACE	BRICK	30		
Roof Structur	03	GABLE/HIP	100			
Roof Cover	03	COMP	SHNGL	100		
Interior Wall	05	DRYWALL	100			
Interior Floo	11	CLAY TILE	50			
Interior Floo	12	HARDWOOD	50			
Heating Type	04	AIR DUCTED	100			
Air Condition	03	CENTRAL	100			
Bedrooms		4	100			
Bathrooms		3	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	2,280	100	2005	2,280	280,943	
FGR	480	50	2005	240	29,573	
FOP	168	30	2005	50	6,161	
FSP	182	55	2005	100	12,322	
PTO	190	5	2005	10	1,232	
PTO	170	5	2007	8	986	
TOTALS	3,470			2,688	331,218	

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%	- 2017		385,137	2005	2009	0	0	14.00	86.00
Heated Area: 2280 HX Base Yr 2017											



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION BY				STANDARD	
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE				331,218	
TOTAL MARKET OB/XF VALUE				13,103	
TOTAL LAND VALUE - MARKET				50,000	
TOTAL MARKET VALUE				394,321	
SOH/AGL Deduction				140,469	
ASSESSED VALUE				253,852	
TOTAL EXEMPTION VALUE				50,000	
BASE TAXABLE VALUE				203,852	
TOTAL JUST VALUE				394,321	
NCON VALUE				0	
INCOME VALUE				0	
PREVIOUS YEAR MKT VALUE				376,153	
MC OR 1279 P 3190R STUDY					
INCR EYB 2005-2009 PRMT OB21-000123					
5 YR PRCL CH, CHG EXW					
ADD HX FOR 2017					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
21000123	RE-ROOF-CO	0	03/16/2021		
2005746	POOL	0	06/01/2005		
32205	SFD	0	08/05/2004		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0998/0787	4/29/2016	WD Q	Q	I	01	249,000
GRANTOR: BERNALES NICHOLAS & C						
GRANTEE: WILLIAMS KENDRICK L						
0882/0845	6/15/2012	WD Q	Q	I	01	235,000
GRANTOR: KIRKLAND JOYCE LYNN						
GRANTEE: BERNALES NICHOLAS &						

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	0211	CONCRETE W	0	100	0	0			342.00	SF	6.00	6.00	100	2005	2005	3	24	492	
2	0210	CONCRETE D	0	100	0	0			1,110.00	SF	6.00	6.00	100	2005	2005	3	24	1,598	
3	0211	CONCRETE W	0	100	58	3			174.00	SF	6.00	6.00	100	2005	2005	3	24	251	
4	0130	FIRE PLACE	0	100	0	0			1.00	UT	1,300.00	1,300.00	100	2005	2005	3	64	832	
5	0220	POOL VINYL	0	100	24	12			288.00	SF	60.00	60.00	100	2005	2005	3	40	6,912	
6	0955	PRIVACY FE	0	100	0	0			503.00	LF	15.00	15.00	100	2007	2007	3	40	3,018	

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	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							

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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							