

SONGBIRD SUB BLOCK D LOT 13  
 OR 404 P 860 OR 476 P 277  
 OR 495 P 618 OR 968 P 851

HAUGHTON WILLIAM G JR/WINDHORST LETISHA  
 25 MAGPIE CIRCLE  
 CRAWFORDVILLE, FL 32327

2024

00-00-074-272-10223-D13



ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	90	
Exterior Wall	19	COMMON	BRK	10	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floor	11	CLAY TILE	70		
Interior Floor	10	LAMINATED	30		
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	03	AVERAGE			
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	1,760	100	2003	1,760	185,524
BAS	252	100	2012	252	26,563
FGR	440	50	2003	220	23,191
FOP	90	30	2003	27	2,846
FSP	144	55	2020	79	8,328
PTO	204	5	2012	10	1,054
TOTALS	2,890			2,348	247,507

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%	- 2020								
Heated Area: 2012						HX Base Yr 2020					
BLD DATE	05/12/2017	MMSR	LGL DATE	03/03/2020	JB						
XF DATE	05/12/2017	MMSR	LAND DATE								
INC DATE			AG DATE								

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY				STANDARD		
VALUATION BY				STANDARD		
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE				247,507		
TOTAL MARKET OB/XF VALUE				4,935		
TOTAL LAND VALUE - MARKET				50,000		
TOTAL MARKET VALUE				302,442		
SOH/AGL Deduction				60,024		
ASSESSED VALUE				242,418		
TOTAL EXEMPTION VALUE				50,000		
BASE TAXABLE VALUE				192,418		
TOTAL JUST VALUE				302,442		
NCON VALUE				0		
INCOME VALUE				0		
PREVIOUS YEAR MKT VALUE				288,858		
NEW RF						
FR 5 YR CK, PU NEW TRV, CH EYB 2003-2007 FOR 2020						
JARMON PORTED 2019 VALUES TO 02030-000 FOR						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
20000542	RE ROOF-CO	0	11/20/2020			
201276	ADDITION-CO	0	02/16/2012			
29901	SFD	0	03/05/2003			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1118/0350	7/23/2019	WD Q	Q	I	01	240,000
GRANTOR: JARMON C MICHAEL & AM						
GRANTEE: HAUGHTON WILLIAM G						
0968/0851	4/29/2015	WD Q	Q	I	01	187,500
GRANTOR: JABLOW BENJAMIN A & T						
GRANTEE: JARMON C MICHAEL &						
BUILDING NOTES						
BUILDING DIMENSIONS						
PTO=[YR=2012] W17 S12 E17 BAS=[YR=2003] W17 FSP=[YR=2020] N12 W12 S12 E12\$ W12 BAS=[YR=2012] N12 W21 S12 E21\$ W21 S37 E13 FOP=[YR=2003] E15 N6 W15 S6\$ N6 E15 S6 FGR=[YR=2003] S20 E22 N20 W22\$ E22 N37\$ N12\$.						

EXTRA FEATURES															25 MAGPIE TRL, 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	88	12	1,056.00	SF	6.00	6.00	100	2003	2003	3	21	1,331	
2	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	2003	2003	3	60	780	
3	0211	CONCRETE W	0	100	62	3	186.00	SF	6.00	6.00	100	2003	2003	3	21	234	
4	0955	PRIVACY FE	0	100	0	0	239.00	LF	15.00	15.00	100	2008	2008	3	50	1,793	
5	0955	PRIVACY FE	0	100	0	0	20.00	LF	15.00	15.00	100	2017	2017	3	91	273	
6	0210	CONCRETE D	0	100	0	0	225.00	SF	6.00	6.00	100	2003	2003	3	21	284	
7	0060	DECK WOOD	0	100	8	8	64.00	SF	5.00	5.00	100	2013	2013	3	75	240	
TOTAL OB/XF 4,935																	

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	DPTH 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							