

SONGBIRD SUB BLOCK E LOT 11
 OR 404 P 860
 OR 558 P 500 OR 586 P 803

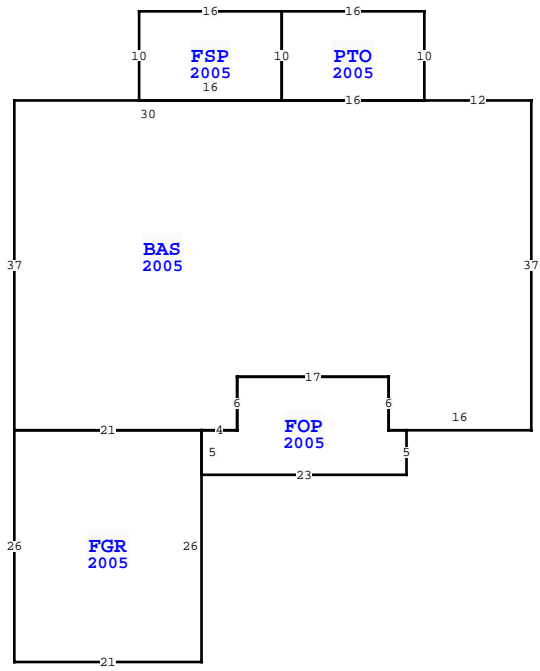
MONTPELLIER CATHERINE K/MONTPELLIER ROBERT
 57 CARDINAL COURT
 CRAWFORDVILLE, FL 32327

2024

00-00-074-272-10223-E11

ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	11	CLAY TILE 50
Interior Floor	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		4 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	2,478	119.5000	119.20	295,378	2005	2005	0	0	0	18.00	82.00		
1 SINGLE FAM 100% - 2006 Heated Area: 2044 HX Base Yr 2006														



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	2,044	100	2005	2,044	199,789
FGR	546	50	2005	273	26,684
FOP	217	30	2005	65	6,353
FSP	160	55	2005	88	8,602
PTO	160	5	2005	8	782
TOTALS	3,127			2,478	242,210

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	66	12	SF	6.00	6.00	100	2005	2005	3	24	1,140	
2	0130	FIRE PLACE	0	100	0	0	UT	1,300.00	1,300.00	100	2005	2005	3	64	832	
3	0211	CONCRETE W	0	100	3	4	SF	6.00	6.00	100	2005	2005	3	24	17	
4	0955	PRIVACY FE	0	100	0	0	LF	15.00	15.00	100	2005	2005	3	20	1,290	
5	0210	CONCRETE D	0	100	40	18	SF	6.00	6.00	100	2005	2005	3	24	1,037	

57 CARDINAL CT, CRAWFORDVILLE													
BLD DATE	03/12/2021	MMJS	LGL DATE										
XF DATE	03/12/2021	MMJS	LAND DATE	03/12/2021 MMJS									
INC DATE			AG DATE										
TOTAL OB/XF													
4,316													

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							

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		242,210	
TOTAL MARKET OB/XF VALUE		4,316	
TOTAL LAND VALUE - MARKET		50,000	
TOTAL MARKET VALUE		296,526	
SOH/AGL Deduction		107,667	
ASSESSED VALUE		188,859	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		138,859	
TOTAL JUST VALUE		296,526	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		283,752	
5 YR PRCL CH, N/C			
PU XFOB LN 5			
5 YR PRCL CH, CORR FLOOR, PU DIMENS XFOB LN 1			
PU FNDR & FRME			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000061	PLUMBING	0	08/14/2019
18000079	HVAC	0	03/02/2018
32423	SFD	0	09/24/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0586/0803	4/05/2005	WD	Q	V		224,650
GRANTOR: WAKULLA BUILDERS						
GRANTEE: MONTPELLIER / MONTP						
0558/0500	9/15/2004	WD	Q	V		23,500
GRANTOR: BOYNTON						
GRANTEE: WAKULLA BUILDERS						

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=2005] W12 PTO=[YR=2005] N10 W16 S10 E16\$ W16													
FSP=[YR=2005] N10 W16 S10 E16\$ W30 S37 FGR=[YR=2005] S26 E21													
N26 W21\$ E21 FOP=[YR=2005] S5 E23 N5 W2 N6 W17 S6 W4\$ E4 N6													
E17 S6 E16 N37\$.													