

SONGBIRD SUB BLOCK E LOT 15
 OR 404 P 860 OR 460 P 361
 OR 492 P 739 OR 978 P 67

BROWN TYLER FRANCIS/BROWN LEANNA M
 42 CARDINAL CT
 CRAWFORDVILLE, FL 32327

2024

00-00-074-272-10223-E15

ELEMENT		CD	CONSTRUCTION
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	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	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
BAS	2,033	100	2003
FGR	400	50	2003
FOP	183	30	2003
FSP	192	55	2003
PTO	168	5	2003
PTO	144	5	2010
TOTALS	3,120		

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% - 0										Heated Area: 2033 HX Base Yr	
BLD DATE	03/12/2021	MMJS	LGL DATE	03/12/2021	MMJS								
XF DATE	03/12/2021	MMJS	LAND DATE	03/12/2021	MMJS								
INC DATE			AG DATE										

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			241,459
TOTAL MARKET OB/XF VALUE			6,713
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			298,172
SOH/AGL Deduction			0
ASSESSED VALUE			298,172
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			298,172
TOTAL JUST VALUE			298,172
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			284,909
5 YR PRCL CH, PU XFOB 0740			
TO POLK CO PER DR501T &501R			
DEASON PORTED 2019 VALUES FOR 2020			
LN 1 & 3, PU XFOB LN 4			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000107	REROOF	0	01/24/2019
2014867	MECH	0	10/27/2014
29590	SFD	0	11/08/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1114/0007	6/13/2019	WD Q	Q	I	01	239,900
GRANTOR: BEASON TED G & RHONDA						
GRANTEE: BROWN TYLER FRANCIS						
0978/0067	8/07/2015	WD Q	Q	I	01	209,000
GRANTOR: VILLENEUVE PATRICIA A						
GRANTEE: BEASON TED G & RHON						

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	97	12	1,164.00	SF	6.00	6.00	100	2003	2003	3	21	1,467	
2	0130	FIRE PLACE	0	0	0	0	1.00	UT	1,300.00	1,300.00	100	2003	2003	3	60	780	
3	0211	CONCRETE W	0	0	71	3	213.00	SF	6.00	6.00	100	2003	2003	3	21	268	
4	0955	PRIVACY FE	0	0	0	0	272.00	LF	15.00	15.00	100	2016	2016	3	87	3,550	
5	0740	UNFINISH O	0	0	8	8	64.00	SF	11.00	11.00	100	2019	2019	3	92	648	
TOTAL OB/XF 6,713																	

BUILDING NOTES													
42 CARDINAL CT, CRAWFORDVILLE													
BUILDING DIMENSIONS													
PTO=[YR=2010] W12 S12 E12 BAS=[YR=2003] W12 PTO=[YR=2003] N12 W14 S12 E14\$ W14 FSP=[YR=2003] N12 W16 S12 E16\$ W16 N12 W17 S48 E11 FOP=[YR=2003] S6 E28 N6 W22 N3 W5 S3 W1\$ E1 N3 E5 S3 E22 FGR=[YR=2003] S6 E20 N20 W20 S14\$ N14 E20 N22\$ N12\$.													

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	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							