TUSCANY TRACE SUB LOT 8
OR 637 P 145 OR 912 P 850
OR 934 P 232

OWENS JOHN T III/OWENS PEGGY L
32 TUSCANY TRCE
CRAWFORDVILLE, FL 32327

2024

00-00-074-338-10202-A08

WAKULLA COUNTY PROPERTY

BUILDING CHARACTERISTICS

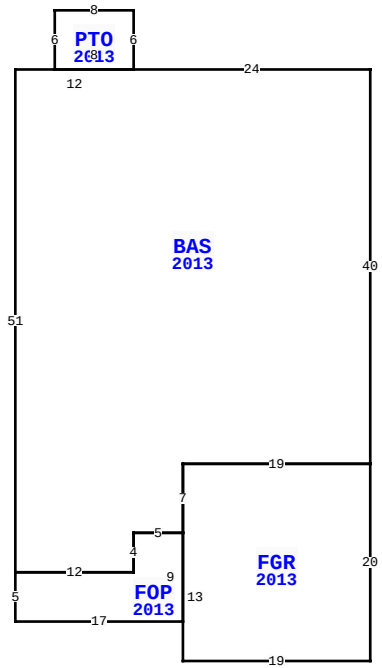
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 80
Interior Floo	14	CARPET 20
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Quality	03	AVERAGE
DOR CODE	0100	SINGLE FAMILY
MAP NUM	2	MKT AREA 10
NEIGHBORHOOD/LOC	67.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,607	100	2013	1,607	163,486
FGR	380	50	2013	190	19,329
FOP	105	30	2013	32	3,256
PTO	48	5	2013	2	203
TOTALS	2,140			1,831	186,274

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,831	116.4000	110.58	202,472	2013	2015	0	0	0	8.00	92.00

1 SINGLE FAM 100% - 2024 Heated Area: 1607 HX Base Yr 2024



32 TUSCANY TRCE, CRAWFORDVILLE

BLD DATE	01/16/2020	MMAK	LGL DATE	
XF DATE	01/16/2020	MMAK	LAND DATE	12/14/2009 JBHC
INC DATE			AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		186,274
TOTAL MARKET OB/XF VALUE		3,007
TOTAL LAND VALUE - MARKET		40,000
TOTAL MARKET VALUE		229,281
SOH/AGL Deduction		102,504
ASSESSED VALUE		126,777
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		76,777
TOTAL JUST VALUE		229,281
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		207,600

2023 TRM RTND, UTF
5 YR PRCL CH, N/C
/2020
GIBBS PORTED 2019 VALUES TO 01809-A10

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2013471	SFD-CO	0	07/16/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1339/0193	11/29/2023	WD	Q	I	01	297,000
GRANTOR: PEDERSEN JENS BANG						
GRANTEE: OWENS JOHN T III &						
2237/0088	8/04/2021	WD	Q	I	01	240,000
GRANTOR: KNUT DYBENDAHL & JULI						
GRANTEE: PEDERSEN JENS BANG						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2013] W24 PTO=[YR=2013] N6 W8 S6 E8$ W12 S51
FOP=[YR=2013] S5 E17 N9 W5 S4 W12$ E12 N4 E5 FGR=[YR=2013]
S13 E19 N20 W19 S7$ N7 E19 N40 $.

EXTRA FEATURES

LN	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	0955	PRIVACY FE	0	100	0	0	51.00	LF	15.00	15.00	100	2007	2007	3	40	306	
2	0210	CONCRETE D	0	100	30	16	480.00	SF	6.00	6.00	100	2013	2013	3	57	1,642	
3	0211	CONCRETE W	0	100	16	4	64.00	SF	6.00	6.00	100	2013	2013	3	57	219	
4	0955	PRIVACY FE	0	100	0	0	48.00	LF	15.00	15.00	100	2013	2013	3	75	540	
5	0955	PRIVACY FE	0	100	0	0	50.00	LF	15.00	15.00	100	2007	2007	3	40	300	

LAND DESCRIPTION

TOTAL OB/XF 3,007

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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		R3	0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							

REVIEW DATE 01/16/2020 BY MMAK Total Acres: 0.00 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 06/03/2026 BY SYS