

THE PINES UNIT 1  
 BLOCK A LOT 3  
 OR 65 P 352 & OR 86 P 872

HOBLEY THURSTON B/JENKINS JESSE MAE  
 253 BAY PINE DRIVE  
 CRAWFORDVILLE, FL 32327

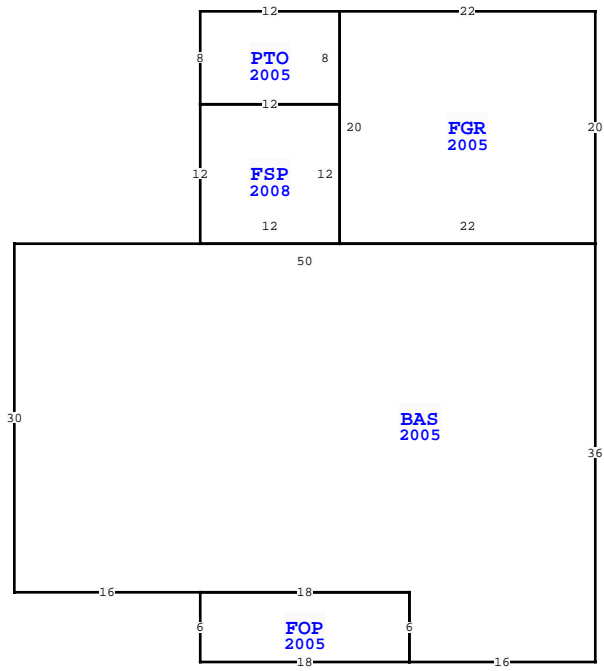
2024

00-00-075-141-10234-A03



ELEMENT		CD	CONSTRUCTION
Foundation	02	CONCR	SLAB 100
Frame	02	WOOD	FRAME 100
Exterior Wall	19	COMMON	BRK 70
Exterior Wall	05	HARDIE	BRD 30
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			3 100
Bathrooms			2 100
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	141.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,596	100	2005
FGR	440	50	2005
FOP	108	30	2005
FSP	144	55	2008
PTO	96	5	2005
TOTALS	2,384		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,932	123.9000	117.70	227,396	2005	2005	0	0	18.00	82.00		
1 SINGLE FAM 0% - 0 Heated Area: 1596 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			186,465
TOTAL MARKET OB/XF VALUE			7,197
TOTAL LAND VALUE - MARKET			25,000
TOTAL MARKET VALUE			218,662
SOH/AGL Deduction			0
ASSESSED VALUE			218,662
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			218,662
TOTAL JUST VALUE			218,662
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			221,373
5 YR PRCL CH, CHG EXW, PU XFOB LN 5			
2, CHG CODE XFOB LN 4, PU CORR TRAV			
5 YR PRCL CH, PU FNDN & FRME, CHG SF XFOB LN			
PU SFD,XFOB,POWER 8/29/5, 3 YR PRCL CK			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2005486	SFD	0	04/12/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1212/0821	5/27/2021	WD Q	I	01		265,000
GRANTOR: HOMAN JOHN D						
GRANTEE: HOBLEY THURSTON B &						
0582/0703	3/09/2005	WD Q	I			35,500
GRANTOR: CAUSSEAUX						
GRANTEE: HOMAN						

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	0130	FIRE PLACE	0	0	0	0	1.00	UT	1,300.00	1,300.00	100	2005	2005	3	64	832	
2	0210	CONCRETE D	0	0	0	0	1,776.00	SF	6.00	6.00	100	2005	2005	3	24	2,557	
3	0211	CONCRETE W	0	0	37	3	111.00	SF	6.00	6.00	100	2005	2005	3	24	160	
4	0040	CARPORT FI	0	0	20	20	400.00	SF	12.00	12.00	100	2005	2005	3	64	3,072	
5	0700	PORT BLDG	0	0	10	8	80.00	SF	8.00	8.00	100	2018	2018	3	90	576	

TOTAL OB/XF													
7,197													
BLD DATE	02/05/2020	MMAK	LGL DATE										
XF DATE	02/05/2020	MMAK	LAND DATE	02/05/2020 MMAK									
INC DATE			AG DATE										

BUILDING NOTES													
FGR=[YR=2005] W22 PTO=[YR=2005] W12 S8 FSP=[YR=2008] S12 E12 N12 W12\$ E12 N8\$ S20 E22 BAS=[YR=2005] W50 S30 E16 FOP=[YR=2005] S6 E18 N6 W18\$ E18 S6 E16 N36\$ N20\$.													

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	25,000.00	25,000.00	25,000							