

THE PINES UNIT 1
 BLOCK A LOT 5
 OR 65 P 352 & OR 86 P 872

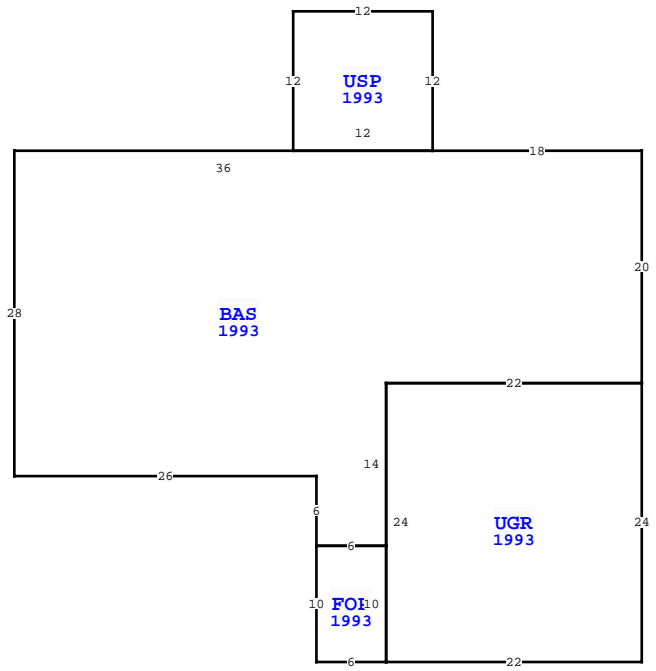
REECE DENITA LAMBOU
 233 BAY PINE DR
 CRAWFORDVILLE, FL 32327

2024

00-00-075-141-10234-A05

ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR SLAB 100		
Frame	02		WOOD FRAME 100		
Exterior Wall	30		VINYL 70		
Exterior Wall	16		WD FR STUC 30		
Roof Structur	03		GABLE/HIP 100		
Roof Cover	03		COMP SHNGL 100		
Interior Wall	05		DRYWALL 100		
Interior Floo	03		CONC FINSH 100		
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	08		FAIR		
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,372	100	1993	1,372	76,447
FOP	60	30	1993	18	1,003
UGR	528	40	1993	211	11,757
USP	144	40	1993	58	3,232
TOTALS	2,104			1,659	92,438

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,659	90.9000	86.36	143,271	1990	1990	0	0	35.48	64.52		
1 SINGLE FAM 100% - 2009 Heated Area: 1372 HX Base Yr 2009													



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				92,438		
TOTAL MARKET OB/XF VALUE				1,864		
TOTAL LAND VALUE - MARKET				25,000		
TOTAL MARKET VALUE				119,302		
SOH/AGL Deduction				44,055		
ASSESSED VALUE				75,247		
TOTAL EXEMPTION VALUE				HX HB 50,000		
BASE TAXABLE VALUE				25,247		
TOTAL JUST VALUE				119,302		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				120,844		
2024 MAIL ADDR CHANGED BACK TO 233 BAY PINE B/C FO						
H5 DUE TO 2024 TRIM RTS; MAIL ADDR UPDATED PER USP						
5 YR PRCL CH N/C-MM						
2021 HX CARD RTN BY PO- TEMP AWAY						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0782/0713	12/23/2008	QC	Q	I	01	120,000
GRANTOR: LAMBOU VICTOR W & LOR						
GRANTEE: REECE DENITA LAMBOU						
0202/0544	11/01/1992	WD	U	I		75,000
GRANTOR:						
GRANTEE:						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1993] W18 USP=[YR=1993] N12 W12 S12 E12 \$ W36 S28 E26 S6 FOP=[YR=1993] S10 E6 N10 W6 \$ E6 N14 E22 UGR=[YR=1993] W22 S24 E22 N24 \$ N20 \$.						

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	71 16	1,136.00	SF	6.00	6.00	100	1990	1990	3	20	1,363	
2	0620	WOOD UTL B	0 100	16 24	384.00	SF	6.00	6.00	100	1993	1993	3	20	461	
3	0211	CONCRETE W	0 100	11 3	33.00	SF	6.00	6.00	100	1990	1990	3	20	40	

TOTAL OB/XF														1,864
233 BAY PINE DR, CRAWFORDVILLE														
BLD DATE 02/05/2020 MMFR LGL DATE 02/05/2020 MMFR														
XF DATE 02/05/2020 MMFR LAND DATE 02/05/2020 MMFR														
INC DATE AG DATE														

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	25,000.00	25,000.00	25,000							

REVIEW DATE 02/05/2020 BY MMFR																													
Total Acres: 0.00						Total Land Value: 25,000						Market: 0						Agricultural: 0						Common: 25,000					