

THE PINES UNIT 1
 BLOCK B LOT 2
 OR 65 P 352 & OR 86 P 872

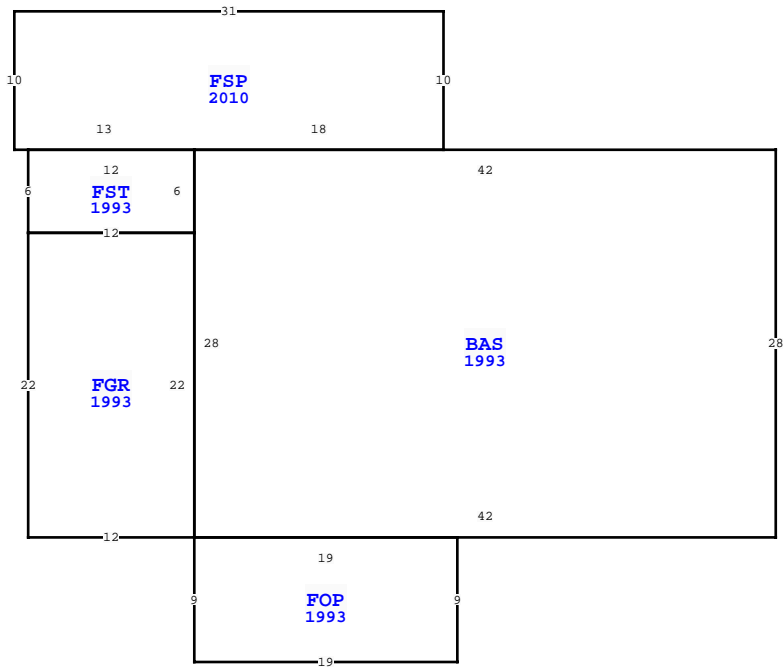
ROWLAND CONSUELO
 264 BAY PINE DR
 CRAWFORDVILLE, FL 32327

2024

00-00-075-141-10234-B02

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	30	WOOD FRAME	100
Exterior Wall	02	VINYL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	70
Interior Floo	08	SHT VINYL	30
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	1,176	100	1993
FGR	264	50	1993
FOP	171	30	1993
FSP	310	55	2010
FST	72	55	1993
TOTALS	1,993		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,569	111.8000	106.21	166,643	1989	1989	0	0	34.00	66.00
1 SINGLE FAM 100% - 2020 Heated Area: 1176 HX Base Yr 2020											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			109,984
TOTAL MARKET OB/XF VALUE			18,403
TOTAL LAND VALUE - MARKET			25,000
TOTAL MARKET VALUE			153,387
SOH/AGL Deduction			4,462
ASSESSED VALUE			148,925
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			98,925
TOTAL JUST VALUE			153,387
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			149,186
5 YR PRCL CH, CHG CODE XFOB LN 5			
ADD HX FOR 2020- ROWLAND			
ADD CHG PER TCO			
LN 7-14			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB24-000011	RE-ROOF/SHINGLES-		01/10/2024
2007720	VINYL SIDING	0	05/15/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1102/0331	2/22/2019	WD Q	Q	I	01	165,000
GRANTOR: WEBSTER CATHERINE H						
GRANTEE: ROWLAND CONSUELO						
0907/0519	4/12/2013	PR Q	Q	I	01	105,000
GRANTOR: GEORGE DOCK PERS.REP.						
GRANTEE: WEBSTER CATHERINE H						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0210	CONCRETE D	0	100	12	85	1,020.00	SF	6.00	6.00	100
2	0140	FIRE PLACE	0	100	0	0	1.00	UT	1,900.00	1,900.00	100
3	0620	WOOD UTL B	0	100	12	20	240.00	SF	6.00	6.00	100
4	0220	POOL VINYL	0	100	16	32	512.00	SF	60.00	60.00	100
5	0211	CONCRETE W	0	100	0	0	892.00	SF	6.00	6.00	100
6	0075	WOOD FENCE	0	100	0	0	200.00	LF	10.00	10.00	100
7	0211	CONCRETE W	0	100	19	3	57.00	SF	6.00	6.00	100
8	0211	CONCRETE W	0	100	78	2	156.00	SF	6.00	6.00	100
9	0956	PRIVACY FE	0	100	0	0	162.00	LF	19.00	19.00	100
10	0620	WOOD UTL B	0	100	8	6	48.00	SF	6.00	6.00	100

TOTAL OB/XF											
17,887											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100			0.00	0.00	1.00	LT	

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=1993] W42 FSP=[YR=2010] E18 N10 W31 S10 E13\$											
FST=[YR=1993] W12 S6 E12 FGR=[YR=1993] W12 S22 E12											
FOP=[YR=1993] S9 E19 N9 W19\$ N22\$ N6 \$ S28 E42 N28\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100			0.00	0.00	1.00	LT	

