

THE PINES UNIT 1  
 BLOCK B LOT 5  
 OR 95 P 727 & OR 99 P 126

YAWN RAY/PORTER-YAWN BECKY  
 234 BAY PINE DR  
 CRAWFORDVILLE, FL 32327

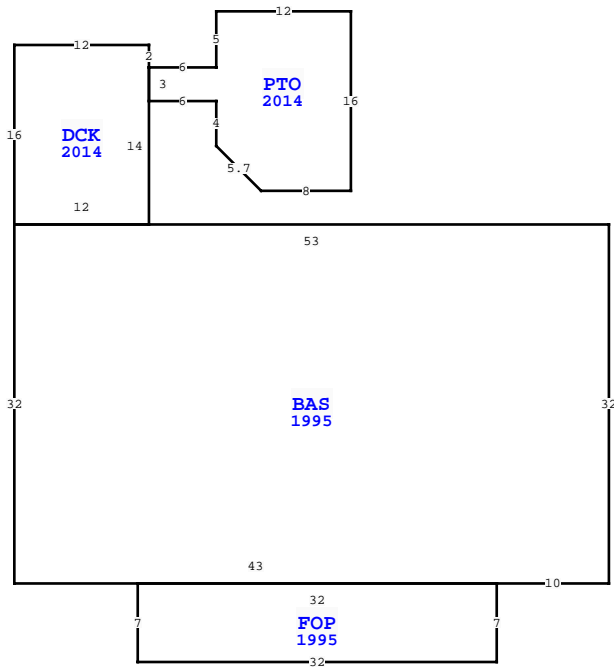
2024

00-00-075-141-10234-B05



ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	05	WOOD	FRAME	100	
Exterior Wall	02	HARDIE	BRD	100	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP SHNGL		100	
Interior Wall	05	DRYWALL		100	
Interior Floor	10	LAMINATED		80	
Interior Floor	14	CARPET		20	
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,696	100	1995	1,696	129,463
DCK	192	10	2014	19	1,450
FOP	224	30	1995	67	5,114
PTO	202	5	2014	10	763
TOTALS	2,314			1,792	136,791

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2020		Heated Area: 1696					HX Base Yr 2020	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			136,791
TOTAL MARKET OB/XF VALUE			9,812
TOTAL LAND VALUE - MARKET			25,000
TOTAL MARKET VALUE			171,603
SOH/AGL Deduction			0
ASSESSED VALUE			171,603
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			121,603
TOTAL JUST VALUE			171,603
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			173,344
5 YR PRCL CH, PU XFOB LN 8 & 9			
L/M REQ INCOME INFO FOR SX			
2020 HX APPLIED - YAWN SX PENDING INCOME			
PU XFOB LN 7, DEL XFOB LN 8, PU BLDG CARD 2			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000539	RE-ROOF-CO	0	11/17/2020
20071025	UTL BLDG-CO	0	07/18/2007
019332	N/A	0	02/23/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1105/0215	3/25/2019	WD Q	Q	I	01	172,000
GRANTOR: HUGHES JAMES KEN & HU						
GRANTEE: YAWN RAY & PORTER-Y						
0701/0369	2/16/2007	WD Q	Q	I		214,200
GRANTOR: ANDERSON DANNY & MELA						
GRANTEE: HUGHES JAMES K & TA						

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	0700	PORT BLDG	0	100	12	16	SF	8.00	8.00	100	1995	1995	3	52	799	
2	0140	FIRE PLACE	0	100	0	0	UT	1,900.00	1,900.00	100	1995	1995	3	52	988	
3	0080	4' CHAINLI	0	100	0	0	LF	13.00	13.00	100	1995	1995	3	20	1,529	
4	0210	CONCRETE D	0	100	67	10	SF	6.00	6.00	100	1995	1995	3	20	804	
5	0211	CONCRETE W	0	100	34	3	SF	6.00	6.00	100	1995	1995	3	20	122	
6	0210	CONCRETE D	0	100	9	12	SF	6.00	6.00	100	2007	2007	3	30	194	
7	0210	CONCRETE D	0	100	32	20	SF	6.00	6.00	100	1996	1996	3	20	768	
8	0700	PORT BLDG	0	100	20	12	SF	8.00	8.00	100	2018	2018	3	90	1,728	
9	0211	CONCRETE W	0	100	40	40	SF	6.00	6.00	100	2007	2007	3	30	2,880	

TOTAL OB/XF												9,812												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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							

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=1995] W53 DCK=[YR=2014] E12 N14 PTO=[YR=2014] S3 E6 S4 D4 R4 E8 N16 W12 S5 W6\$ N2 W12 S16\$ S32 E43 FOP=[YR=1995] W32 S7 E32 N7\$ E10 N32\$.											