

THE PINES UNIT 1
 BLOCK D LOT 4
 OR 65 P 352 & OR 86 P 872

PHIPPS REX/PHIPPS SABRINA
 168 BAY PINE DR
 CRAWFORDVILLE, FL 32327

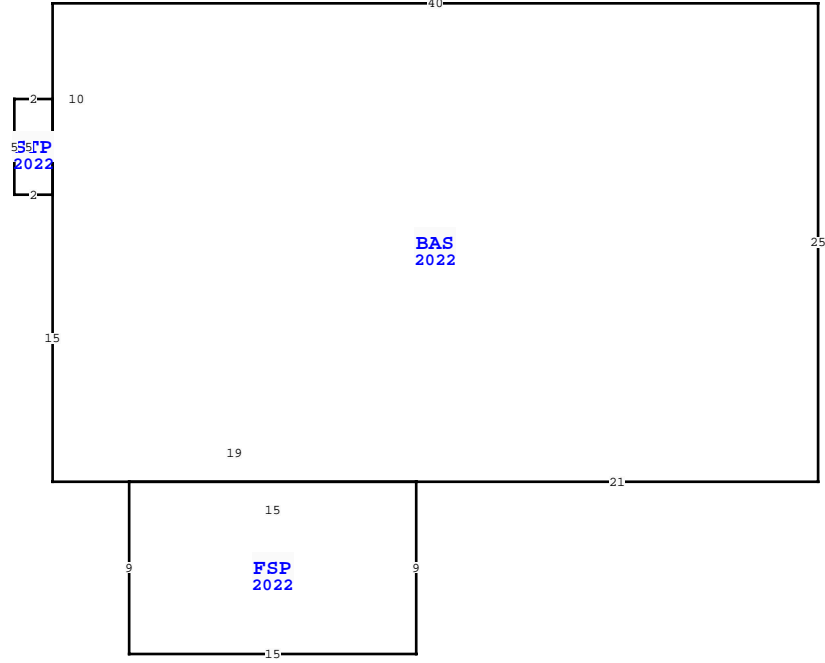
2024

00-00-075-141-10234-D04



ELEMENT		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	07	VYL PLANK 100	
Heating Type	04	AIR DUCTED 100	
Air Condition	03	CENTRAL 100	
Bedrooms		2 100	
Bathrooms		1 100	
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	1,000	100	2022
FSP	135	55	2022
STP	10	10	2022
TOTALS	1,145		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,075	112.0000	106.40	114,380	2022	2022	0	0	0	1.00	99.00	
2 SINGLE FAM 100% - 2019 Heated Area: 1000 HX Base Yr 2019													



WAKULLA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			113,236
TOTAL MARKET OB/XF VALUE			3,746
TOTAL LAND VALUE - MARKET			25,000
TOTAL MARKET VALUE			141,982
SOH/AGL Deduction			0
ASSESSED VALUE			141,982
TOTAL EXEMPTION VALUE	HX HB DX		55,000
BASE TAXABLE VALUE			86,982
TOTAL JUST VALUE			141,982
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			141,686

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000493	ELECT FOR RV-CC		05/14/2024
22000775	DEMO MH-CC	0	08/02/2022
22000024	SFD-CO	0	02/03/2022
2010554	RE-ROOF	0	07/07/2010
20838	N/A	0	04/08/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1105/0118	3/28/2019	WD Q	Q	I	01	77,000
GRANTOR: FURDOCK GERALDINE SUZ						
GRANTEE: PHIPPS REX & PHIPPS						
1101/0380	2/20/2019	QC U	U	I	11	100
GRANTOR: YAMROSE SCOTT LEE						
GRANTEE: FURDOCK GERALDINE S						

EXTRA FEATURES						
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS	UT
2	0940	OPEN SHED	0 100	10 10	100.00	SF 4.00
3	0700	PORT BLDG	0 100	12 10	120.00	SF 8.00
4	0210	CONCRETE D	0 100	20 14	280.00	SF 6.00
5	0700	PORT BLDG	0 100	10 8	80.00	SF 8.00
6	0211	CONCRETE W	0 100	40 3	120.00	SF 6.00

TOTAL OB/XF														
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
168 BAY PINE DR, CRAWFORDVILLE														
BLD DATE 02/07/2020 MMFR LGL DATE 02/07/2020 MMFR														
XF DATE 02/07/2020 MMFR LAND DATE 02/07/2020 MMFR														
INC DATE AG DATE														
3,746														

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2022] W40 S10 STP=[YR=2022] N5 W2 S5 E2\$ S15 E19	
FSP=[YR=2022] W15 S9 E15 N9\$ E21 N25\$.	

LAND DESCRIPTION		TOTAL OB/XF																						
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							