

BRIDLE GATE SUB LOT 28  
 OR 285 P 768 OR 405 P 41  
 OR 419 P 357 OR 546 P 709

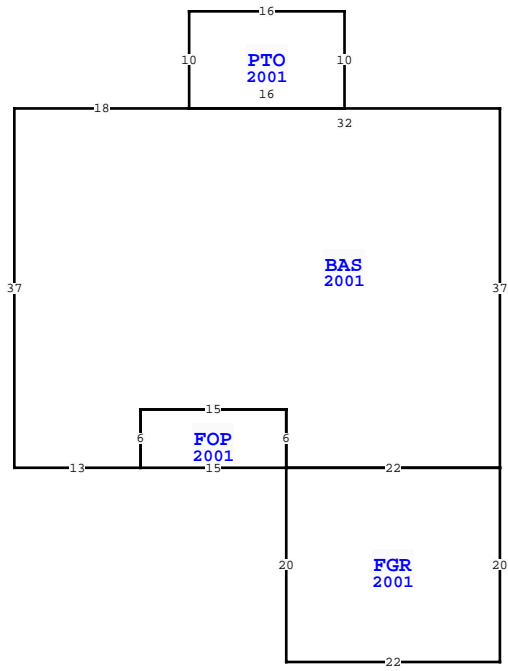
FLETCHER MICHAEL J/FLETCHER CASEY L  
 59 SHOEMAKER CT  
 CRAWFORDVILLE, FL 32327-0965

**2024**

00-00-075-252-10235-028

ELEMENT		CD	CONSTRUCTION
Foundation	02	CONCR	SLAB 100
Frame	02	WOOD	FRAME 100
Exterior Wall	05	HARDIE BRD	90
Exterior Wall	19	COMMON BRK	10
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	70
Interior Floo	14	CARPET	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	252.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,760	100	2001
FGR	440	50	2001
FOP	90	30	2001
PTO	160	5	2001
TOTALS	2,450		

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%	- 2019								
Heated Area: 1760						HX Base Yr 2019					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			173,641
TOTAL MARKET OB/XF VALUE			3,033
TOTAL LAND VALUE - MARKET			40,000
TOTAL MARKET VALUE			216,674
SOH/AGL Deduction			27,049
ASSESSED VALUE			189,625
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			139,625
TOTAL JUST VALUE			216,674
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			213,963
COA PER NCOA REPORT			
5 YR PRCL CH N/C-MM			
ADD HX FOR 2019- FLETCHER			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000266	REROOF-CO	0	03/21/2020
027656	SFD	0	04/16/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U / I	V I	RSN CD	SALE PRICE
1072/0007	4/27/2018	WD Q	Q	I	01	195,000
GRANTOR: GAYNOR BRIAN SEAN						
GRANTEE: FLETCHER MICHAEL J						
1003/0625	6/22/2016	QC U	U	I	11	0
GRANTOR: MEEKS MEREDITH AMY F/						
GRANTEE: GAYNOR BRIAN SEAN						

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 63 16	1,008.00	SF	6.00	6.00	100	2001	2001	3	20	1,210	
2	0955	PRIVACY FE	0	100 0 0	340.00	LF	15.00	15.00	100	2001	2001	3	0	0	
3	0140	FIRE PLACE	0	100 0 0	1.00	UT	1,900.00	1,900.00	100	2001	2001	3	58	1,102	
4	0211	CONCRETE W	0	100 4 2	8.00	SF	6.00	6.00	100	2001	2001	3	20	10	
5	0955	PRIVACY FE	0	100 0 0	60.00	LF	15.00	15.00	100	2014	2014	3	79	711	
<b>TOTAL OB/XF</b> 3,033															

BUILDING NOTES														
BAS=[YR=2001] W32 PTO=[YR=2001] E16 N10 W16 S10\$ W18 S37 E13 N6 E15 S6 FOP=[YR=2001] N6 W15 S6 E15\$ FGR=[YR=2001] S20 E22 N20 W22\$ E22 N37\$.														

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	40,000.00	40,000.00	40,000							