

BRIDLE GATE SUB LOT 38
 OR 285 P 768 OR 321 P 98
 OR 347 P 382 OR 395 P 390

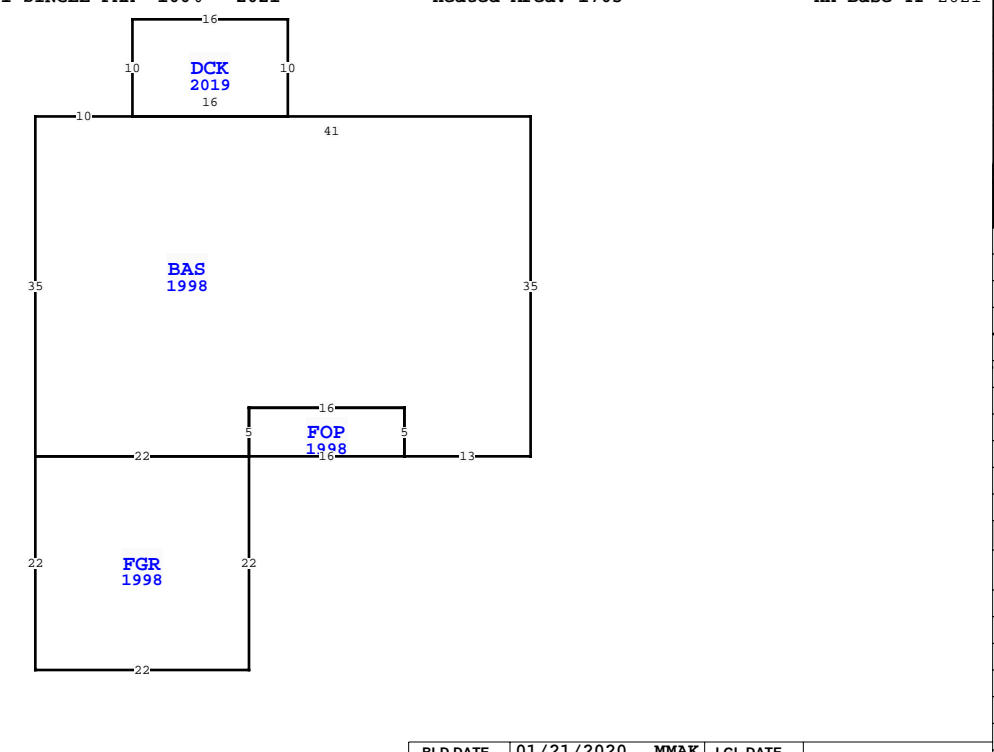
LEFTENANT NATALIE/LEFTENANT NATALIE
 22 TRAYNOR COURT
 CRAWFORDVILLE, FL 32327

2024

00-00-075-252-10235-038

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 Floor	08	SHT VINYL 50
Interior Floor	14	CARPET 50
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

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,987	112.0000	106.40	211,417	1998	1998		0	0	25.00	75.00	



BUILDING CHARACTERISTICS					
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,705	100	1998	1,705	136,059
DCK	160	10	2019	16	1,277
FGR	484	50	1998	242	19,312
FOP	80	30	1998	24	1,916
TOTALS	2,429			1,987	158,563

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			158,563
TOTAL MARKET OB/XF VALUE			4,559
TOTAL LAND VALUE - MARKET			40,000
TOTAL MARKET VALUE			203,122
SOH/AGL Deduction			5,803
ASSESSED VALUE			197,319
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			147,319
TOTAL JUST VALUE			203,122
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			200,279
5 YR PRCL CH, PU XFOB LN 4 & NEW TRAV			
ZARATE PORTED 2020 VALUES/10250-C07/2021R			
ADD HX FOR 2021- LEFTENANT			
PRCL:0:2: FOR 2016 TAX ROLL			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000251	REROOF-CO	0	02/28/2019
023402	NEW HSE	0	03/26/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1156/0880	6/19/2020	WD Q	Q	I	01	236,500
GRANTOR: ZARATE ROBERT JUSTIN						
GRANTEE: LEFTENANT NATALIE						
0960/0896	1/23/2015	WD U	U	I	12	150,000
GRANTOR: FEDERAL NATIONAL MORT						
GRANTEE: ZARATE ROBERT JUSTI						

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	52	16	832.00	SF	6.00	6.00	100	1998	1998	3	20	998	
2	0140	FIRE PLACE	0	100	0	0	1.00	UT	1,900.00	1,900.00	100	1998	1998	3	55	1,045	
3	0211	CONCRETE W	0	100	39	3	117.00	SF	6.00	6.00	100	1998	1998	3	20	140	
4	0955	PRIVACY FE	0	100	0	0	165.00	LF	15.00	15.00	100	2019	2019	3	96	2,376	

BUILDING NOTES			
22 TRAYNOR CT, CRAWFORDVILLE			
BLD DATE	01/21/2020	MMAK	LGL DATE
XF DATE	01/21/2020	MMAK	LAND DATE
INC DATE			AG DATE
			04/22/2022
			EB

BUILDING DIMENSIONS													
BAS=[YR=1998] W41 DCK=[YR=2019] E16 N10 W16 S10\$ W10 S35													
E22 FOP=[YR=1998] E16 N5 W16 S5\$ FGR=[YR=1998] W22 S22 E22													
N22\$ N5 E16 S5 E13 N35 \$.													

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	40,000.00	40,000.00	40,000							