

OLD ARRAN TRACE LOT 31
 OR 274 P 266 OR 304 P 400
 OR 409 P 506 OR 498 P 502

PIERCY DIANE/PIERCY CHARLES W
 18 SHADOW OAK CIRCLE
 CRAWFORDVILLE, FL 32327

2024

00-00-076-183-10244-031



ELEMENT		CD	CONSTRUCTION
Foundation	02	CONCR	SLAB 100
Frame	02	WOOD	FRAME 100
Exterior Wall	05	HARDIE BRD	90
Exterior Wall	20	FACE	BRICK 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	5	MKT AREA	10
NEIGHBORHOOD/LOC	183.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,300	100	1996
FGR	420	50	1996
FOP	94	30	1996
FSP	166	55	2007
PTO	214	5	2007
TOTALS	2,194		

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%	- 2021									
Heated Area: 1300						HX Base Yr 2021						
TOTALS				2,194		1,640	141,379					

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				141,379		
TOTAL MARKET OB/XF VALUE				9,668		
TOTAL LAND VALUE - MARKET				40,000		
TOTAL MARKET VALUE				191,047		
SOH/AGL Deduction				26,043		
ASSESSED VALUE				165,004		
TOTAL EXEMPTION VALUE				HX HB 50,000		
BASE TAXABLE VALUE				115,004		
TOTAL JUST VALUE				191,047		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				193,206		
FROM GADSDEN CO						
ADD HX FOR 2021-PEIRCY, NO PORT PERDR501R						
EMLD DR501R TO LEE CO FOR BAILEY						
EMLD GADSDEN CO FOR PORT-PIERCY						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
21000411	REPL 9 WINDOWS-CC	0	10/06/2021			
20000027	MECH	0	01/22/2020			
19000273	REROOF-CO	0	05/15/2019			
20926	N/A	0	05/07/1996			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1173/0156	10/08/2020	WD	Q	I	01	205,000
GRANTOR: BAILEY BOBBIE & CLADI						
GRANTEE: PIERCY DIANE & CHAR						
1124/0112	9/13/2019	QC	U	I	30	100
GRANTOR: TYER BOBBIE AKA BOBBI						
GRANTEE: BAILEY BOBBIE & CLA						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1996] W10 FSP=[YR=2007] N14 W12 PTO=[YR=2007] N2 W19 S8 E7 S6 E6 R2 U2 E4 N10\$ S12 D2 R2 E10\$ W10 L2 U2 W4 L2 D2 W25 S14 E21 FGR=[YR=1996] W21 S20 E21 FOP=[YR=1996] E21 N6 W5 S2 W16 S4\$ N20\$ S16 E16 N2 E5 S6 E11 N34\$.						

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	55	16			880.00	SF	1996	1996	3	20	1,056	
2	0080	4' CHAINLI	0	100	0	0			172.00	LF	1998	1998	3	20	447	
3	0211	CONCRETE W	0	100	27	3			81.00	SF	1996	1996	3	20	97	
4	0075	WOOD FENCE	0	100	0	0			54.00	LF	2008	2008	3	34	184	
5	0625	PORT WD UT	0	100	10	12			120.00	SF	2019	2019	3	85	612	
6	0050	CARPORT UN	0	100	26	18			468.00	SF	2019	2019	3	92	3,875	
7	0210	CONCRETE D	0	100	37	18			666.00	SF	2019	2019	3	85	3,397	
TOTAL OB/XF												9,668				

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							