

OLD ARRAN TRACE LOT 34
 OR 274 P 266 OR 288 P 309
 OR 836 P 53 OR 1031 P 598

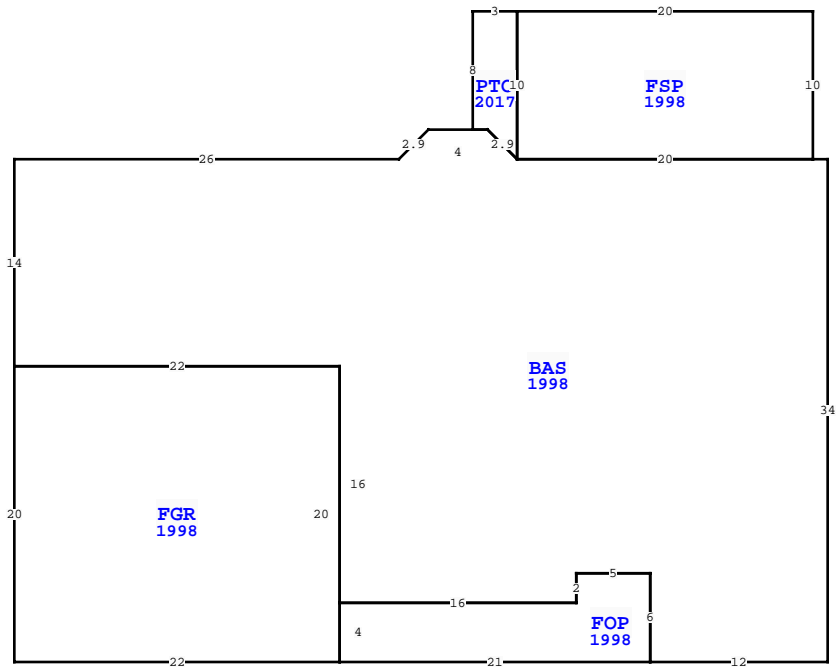
JENKINS MARGOT LOUISE
 166 SHADOW OAK CIR
 CRAWFORDVILLE, FL 32327

2024

00-00-076-183-10244-034

ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	70	
Exterior Wall	20	FACE	BRICK	30	
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	
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,348	100	1998	1,348	109,827
FGR	440	50	1998	220	17,924
FOP	94	30	1998	28	2,281
FSP	200	55	1998	110	8,962
PTO	26	5	2017	1	81
TOTALS	2,108			1,707	139,076

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,707	115.9000	110.10	187,941	1997	1997	0	0	26.00	74.00
1 SINGLE FAM 100% - 2018 Heated Area: 1348 HX Base Yr 2018											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			139,076
TOTAL MARKET OB/XF VALUE			1,737
TOTAL LAND VALUE - MARKET			40,000
TOTAL MARKET VALUE			180,813
SOH/AGL Deduction			41,360
ASSESSED VALUE			139,453
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			89,453
TOTAL JUST VALUE			180,813
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			182,491
ADDED SPOUSE INFO			
NEED SPOUSE SS#			
MC 1258 P 20			
5 YR PRCL CH, PU TRAV			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000370	RE ROOF-CO	0	08/14/2020
21664	N/A	0	12/09/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1355/0268	4/01/2024	QC	U	I	11	100
GRANTOR: KEYSER RENEE						
GRANTEE: JENKINS MARGOT LOUI						
1355/0269	3/28/2024	QC	U	I	11	100
GRANTOR: JENKINS MARGOT LOUISE						
GRANTEE: KEYSER RENEE LEIGH						

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	66	16			6.00	100	1998	1998	3	20	1,267	
2	0211	CONCRETE W	0	100	25	3			6.00	100	1998	1998	3	20	90	
3	0700	PORT BLDG	0	100	12	6			8.00	100	2006	2006	3	66	380	
TOTALS																

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							