

CAMELOT SUBDV LOT 43  
 OR 469 P 658 OR 527 P 361  
 OR 550 P 77 OR 583 P 794

KIPER JAMES R/KIPER SONIA J  
 PO BOX 6971  
 TALLAHASSEE, FL 32314

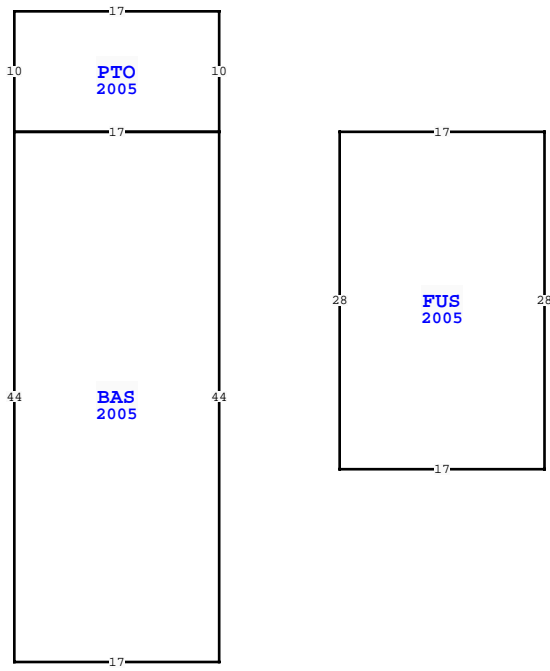
2024

00-00-076-293-10250-C43



ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame	02		WOOD	FRAME 100	
Exterior Wall	30		VINYL	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	11		CLAY	TILE 70	
Interior Floo	14		CARPET	30	
Heating Type	13		HEAT	PUMP 100	
Air Condition	13		HEAT	PUMP 100	
Bedrooms			3	100	
Bathrooms			2	100	
Story Height			0	100	
Stories	2.		2.	100	
Units			0	100	
Quality	03		AVERAGE		
DOR CODE	0100		SINGLE FAMILY		
MAP NUM	3		MKT AREA	10	
NEIGHBORHOOD/LOC	293.00		1.10/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	748	100	2005	748	76,140
FUS	476	100	2005	476	48,453
PTO	170	5	2005	8	814
TOTALS	1,394			1,232	125,407

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	TWNHSE	0%	- 0		149,294	2005	2010	0	0	16.00	84.00	Heated Area: 1224 HX Base Yr	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		125,407	
TOTAL MARKET OB/XF VALUE		587	
TOTAL LAND VALUE - MARKET		15,000	
TOTAL MARKET VALUE		140,994	
SOH/AGL Deduction		32,092	
ASSESSED VALUE		108,902	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		108,902	
TOTAL JUST VALUE		140,994	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		118,454	
5 YR PRCL CK, CHG EYB 2005 TO 2015,XFOBS			
5 YR PRCL CH N/C			
COA NCOA MOVED ACCOUNTS REPORT			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB24-000294	HVAC CHANGE OUT-C		04/30/2024
OB23-000475	RE-ROOF/SHINGLES		09/18/2023
2005342	TWNHSE	0	03/17/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1211/0124	5/26/2021	WD	Q	I	01	107,700
GRANTOR: CASO CARLOS & MARIA						
GRANTEE: KIPER JAMES R & SON						
0617/0001	9/27/2005	WD	Q	I		127,000
GRANTOR: WAKULLA BUILDERS LLC						
GRANTEE: CASO CARLOS & MARIA						

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	0211	CONCRETE W	0	0	21	4			6.00	100	2005	2005	3	67	338	
2	0955	PRIVACY FE	0	0	0	0			15.00	100	2005	2005	3	83	249	

BUILDING NOTES	
5 B GUINEVERE LN, CRAWFORDVILLE	

BUILDING DIMENSIONS	
PTO=[YR=2005] W17 S10 E17 BAS=[YR=2005] W17 S44 E17 N44\$	
PTR= E10 FUS=[YR=2005] S28 E17 N28 W17\$ W10\$ N10\$.	

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	0			17.00	243.00	1.00	LT		1.00	1.00	1.00	15,000.00	15,000.00	15,000							