

GREINERS ADDITION
 BLOCK 20 LOT 25,26 & 27
 DB 31 P 405 & OR 50 P 277

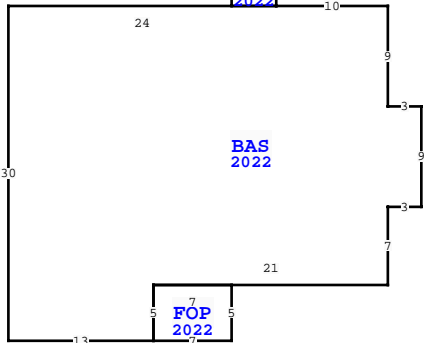
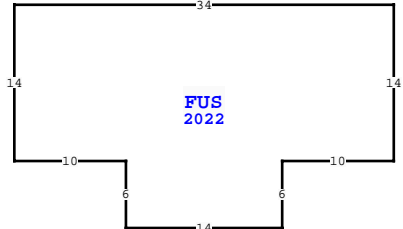
FREEMAN TAMEKA
 5 HOMAN POINT AVE
 CRAWFORDVILLE, FL 32327

2024

00-00-077-014-10515-051


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	07	VYL PLANK 50
Interior Floor	14	CARPET 50
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 100
Bedrooms		4 100
Bathrooms		2 100
Story Height		0 100
Stories	2.	2. 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		
1	SINGLE FAM	100% - 2023										Heated Area: 1502 HX Base Yr 2023	



Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	3	MKT AREA 10			
NEIGHBORHOOD/LOC	14.00	1.25/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	942	100	2022	942	121,263
FOP	35	30	2022	10	1,287
FUS	560	100	2022	560	72,089
PTO	16	5	2022	1	129
TOTALS	1,553			1,513	194,768

5 HOMAN POINT AVE, CRAWFORDVILLE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	11/04/2019
INC DATE		AG DATE	MMLC

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	0	0			6.00	100	2022	2022	3	97	3,469	
2	0211	CONCRETE W	0	100	39	4			6.00	100	2022	2022	3	97	908	

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				25.00	100.00	1.00	LT		1.00	1.00	1.00	12,000.00	12,000.00	12,000							

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		194,768	
TOTAL MARKET OB/XF VALUE		4,377	
TOTAL LAND VALUE - MARKET		12,000	
TOTAL MARKET VALUE		211,145	
SOH/AGL Deduction		39,721	
ASSESSED VALUE		171,424	
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE		121,424	
TOTAL JUST VALUE		211,145	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		166,431	

5 YR PRCL CK, N/C			
CITIZEN RQSTED ESCROW LETTER. EMAILED.			
FR P/U SFD, XFOB, POWER 6/07/2022			
5 YR PRCL CK, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000013	SFD-CO	0	01/13/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1273/0075	7/08/2022	WD Q	Q	I	01	202,000
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: FREEMAN TAMEKA						
1183/0142	12/11/2020	WD Q	Q	I	05	13,000
GRANTOR: HOMAN JOHN						
GRANTEE: GOLDEN CONSTRUCTION						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2022] W10 PTO=[YR=2022] N4 W4 S4 E4\$ W24 PTR= W10 S5 FUS=[YR=2022] W34 S14 E10 S6 E14 N6 E10 N14\$ N5 E10\$ S30 E13 FOP=[YR=2022] E7 N5 W7 S5\$ N5 E21 N7 E3 N9 W3 N9\$.