

GREINERS ADDITION BLOCK 29
 LOT 15 OR 104 P 337
 OR 106 P 28 OR 428 P 65

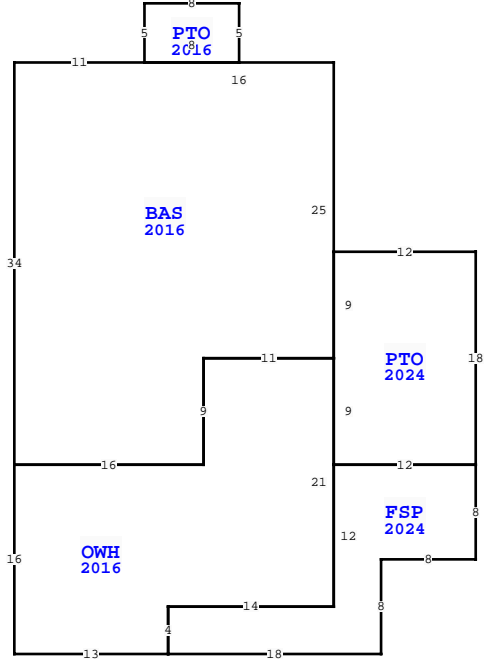
MICIK EMILY LOUISE
 44 BREWSTER RD
 CRAWFORDVILLE, FL 32327

2024

00-00-077-014-10526-014

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 Floo	12	HARDWOOD 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	1.	1. 100
Units		0 100
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
BAS	819	100
FSP	184	55
OWH	475	100
PTO	40	5
PTO	216	5
TOTALS	1,734	

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%	- 2024								
Heated Area: 1294 HX Base Yr 2024											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			175,870
TOTAL MARKET OB/XF VALUE			4,109
TOTAL LAND VALUE - MARKET			12,000
TOTAL MARKET VALUE			191,979
SOH/AGL Deduction			52,276
ASSESSED VALUE			139,703
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			89,703
TOTAL JUST VALUE			191,979
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			128,890
5 YR PRCL CK, CHG QUAL FAIR TO AVG, CHG TRAV DEMO			
ON BOTH PRCLS AS SHOULD BE			
FENCING ON LOT 16 SAME OWNER FENCE ASSESSED			
5 YR PRCL CH, PU XFOBS LNS 3-5 NOTE LN 4 P/U			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
15000522	SFD-CO	0	06/29/2015
20071438	SFD-EXPIRED	0	10/18/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1320/0204	6/30/2023	WD Q	Q	I	05	234,000
GRANTOR: MANWILL NICHOLAS & LA						
GRANTEE: MICIK EMILY LOUISE						
1296/0054	12/28/2022	WD Q	Q	I	05	214,000
GRANTOR: MCGINNIS JAMES RYAN &						
GRANTEE: MANWILL NICHOLAS &						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0210	CONCRETE D	0	100	21	21			6.00	100	2016
2	0211	CONCRETE W	0	100	4	3			6.00	100	2016
3	0955	PRIVACY FE	0	100	0	0			15.00	100	2016
4	0080	4' CHAINLI	0	100	0	0			13.00	100	2021
5	0700	PORT BLDG	0	100	6	4			0.00	100	2020

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
44 BREWSTER RD, CRAWFORDVILLE											
BLD DATE 04/12/2021 MMJS LGL DATE 04/12/2021 MMJS											
XF DATE 04/12/2021 MMJS LAND DATE 04/12/2021 MMJS											
INC DATE AG DATE											
TOTAL OB/XF VALUE 1,905											

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=2016;ORIG=0,0] W16 W11 S34 E16 N9 E11 N25 \$											
OWH=[YR=2016;ORIG=0,25] W11 S9 W16 S16 E13 N4 E14 N21 \$											
FSP=[YR=2024;ORIG=12,34] W12 S12 W14 S4 E18 N8 E8 N8 \$											
PTO=[YR=2016;ORIG=-16,0] E8 N5 W8 S5 \$											
PTO=[YR=2024;ORIG=12,16] W12 S9 S9 E12 N18 \$											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100			50.00	100.00	1.00	LT	1.00