

EAGLES RIDGE PHASE 1 LOT 6
 OR 280 P 445 OR 312 P 2
 OR 491 P 188 OR 550 P 513

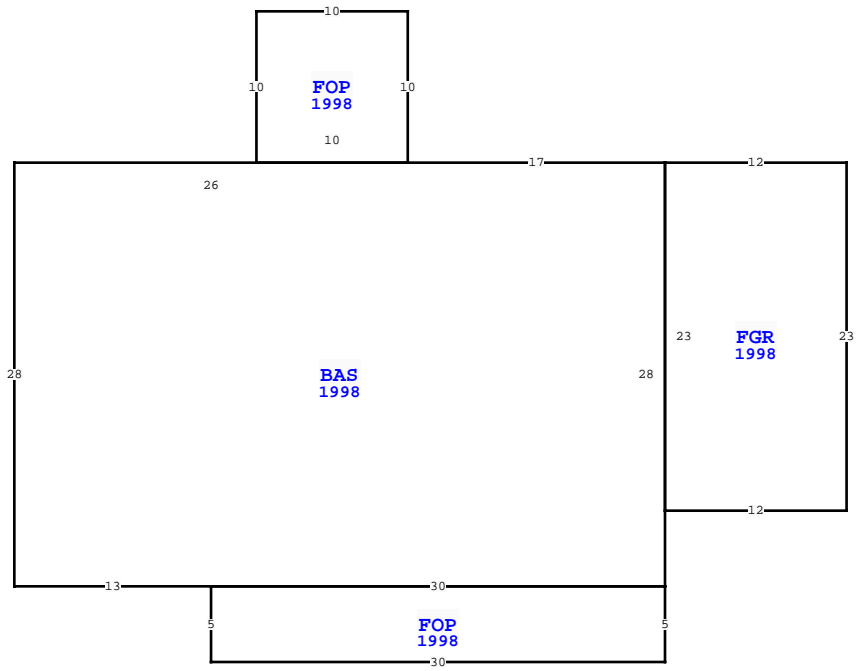
SMITH DIANE HAMILTON
 38 TALON DR
 CRAWFORDVILLE, FL 32327

2024

00-00-077-198-10338-A06

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
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	198.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,204	100
FGR	276	50
FOP	100	30
FOP	150	30
TOTALS	1,730	

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%	- 2019		154,807	1997	2015	0	0	8.00	92.00	Heated Area: 1204 HX Base Yr 2019	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		142,422	
TOTAL MARKET OB/XF VALUE		2,110	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		184,532	
SOH/AGL Deduction		55,544	
ASSESSED VALUE		128,988	
TOTAL EXEMPTION VALUE		HX HB WX SX 105,000	
BASE TAXABLE VALUE		23,988	
TOTAL JUST VALUE		184,532	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		138,594	
5 YR PRCL CK, CHG EYB FROM 2001 TO 2015, CHG XFOBS			
FR 5 YR CK, PU XFOB, ADJ EYB 1997-2001 NEW RF			
MARRIAGE CERTIFICATE OR 1129 P 571			
ADD HX FOR 2019- HAMILTON			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000187	HVAC CHANGE OUT		03/15/2024
18001524	REROOF	0	12/28/2018
	N/A	0	04/01/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1301/0559	2/16/2023	LD	U	I	30	100
GRANTOR: SMITH DIANE HAMILTON						
GRANTEE: BUCHMAN DEBORAH, LO						
1096/0424	12/12/2018	WD	Q	I	01	137,000
GRANTOR: DORFMAN CHELSEA FKA C						
GRANTEE: HAMILTON DIANE AND						

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	12	65			780.00	SF	1997	1997	3	27	1,264	
2	0955	PRIVACY FE	0	100	0	0			100.00	LF	1997	1997	3	30	450	
3	0211	CONCRETE W	0	100	36	3			108.00	SF	1997	1997	3	27	175	
4	0080	4' CHAINLI	0	100	0	0			20.00	LF	2019	2019	3	85	221	

BLD DATE	05/12/2017	MMSR	LGL DATE	
XF DATE	05/12/2017	MMSR	LAND DATE	05/12/2017 MMSR
INC DATE			AG DATE	

BUILDING NOTES													
38 TALON DR, CRAWFORDVILLE													

BUILDING DIMENSIONS													
FGR=[YR=1998] W12 BAS=[YR=1998] W17 FOP=[YR=1998] N10 W10 S10 E10 \$ W26 S28 E13 FOP=[YR=1998] S5 E30 N5 W30 \$ E30 N28 \$ S23 E12 N23 \$.													

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	DPHT 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		RSU2	0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							