EAGLES RIDGE PHASE 1
LOT 18
OR 309 P 870 OR 415 P 543

RADKE RONALD J
5 TALON DR
CRAWFORDVILLE, FL 32327

2024

00-00-077-198-10338-A18

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 70
Exterior Wall	19	COMMON BRK 30
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

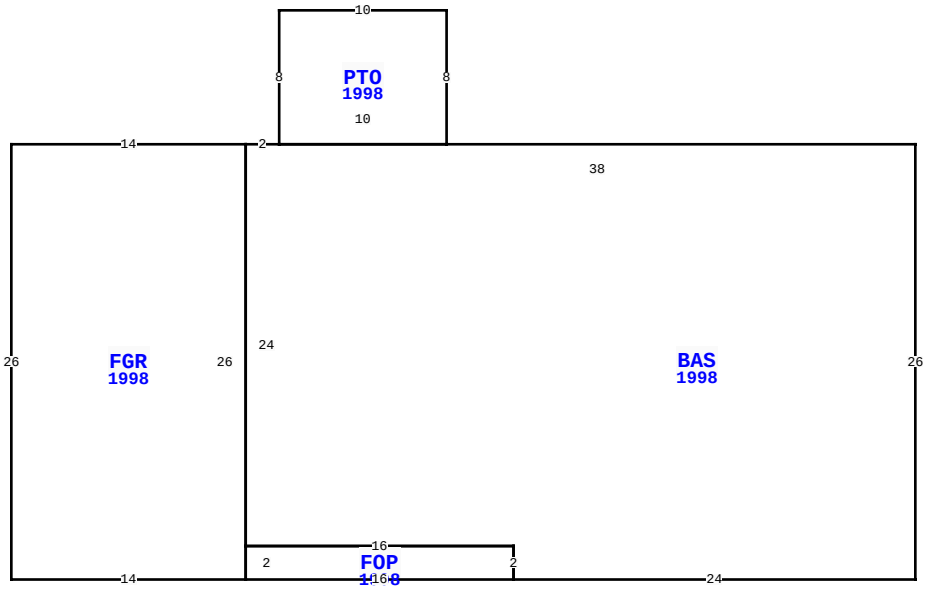
NEIGHBORHOOD/LOC: 198.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,008	100	1998	1,008	103,605
FGR	364	50	1998	182	18,706
FOP	32	30	1998	10	1,028
PTO	80	5	1998	4	411
TOTALS	1,484			1,204	123,750

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,204	117.6000	111.72	134,511	1997	2015	0	0	0	8.00	92.00

1 SINGLE FAM 100% - 2014 Heated Area: 1008 HX Base Yr 2014



5 TALON DR, CRAWFORDVILLE

BLD DATE	05/21/2021	MMAK	LGL DATE	05/21/2021	MMAK
XF DATE	05/21/2021	MMAK	LAND DATE		
INC DATE			AG DATE		

EXTRA FEATURES

LN	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	63	9	567.00	SF	6.00	6.00	100	1997	1997	3	27	919	
2	0080	4' CHAINLI	0	100	0	0	260.00	LF	13.00	13.00	100	2001	2001	3	39	1,318	
3	0211	CONCRETE W	0	100	21	3	63.00	SF	6.00	6.00	100	1997	1997	3	34	129	
4	0080	4' CHAINLI	0	100	0	0	205.00	LF	13.00	13.00	100	2006	2006	3	47	1,253	
5	0700	PORT BLDG	0	100	16	8	128.00	SF	0.00	0.00	100	2013	2013	3	80	0	

WAKULLA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		123,750
TOTAL MARKET OB/XF VALUE		3,619
TOTAL LAND VALUE - MARKET		40,000
TOTAL MARKET VALUE		167,369
SOH/AGL Deduction		76,356
ASSESSED VALUE		91,013
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		41,013
TOTAL JUST VALUE		167,369
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		108,662

5 YR PRCL CK, CHG WYB FROM 1997 TO 2015, CHG XFOBS
5 YR PRCL CH, N/C
LN 1, PU XFOB LN 3-5
DEL FUNC, PU CORR TRAV, PU CORR DIMENS XFOB

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B15-000875	MECH-CC	0	09/18/2015
2014228	RE-ROOF	0	03/21/2014
21499	N/A	0	10/21/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0906/0100	3/28/2013	WD	Q	I	01	92,500
GRANTOR: VICKY JEAN BEACH TRUS						
GRANTEE: RADKE RONALD J						
0415/0543	7/31/2001	WD	Q	I		84,000
GRANTOR: CORE TERESSA L						
GRANTEE: WENSELL DALE & GENE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1998] W38 PTO=[YR=1998] E10 N8 W10 S8$ W2 S24 E16 S2 FOP=[YR=1998] N2 W16 S2 FGR=[YR=1998] N26 W14 S26 E14 $ E16$ E24 N26$.

LAND DESCRIPTION

TOTAL OB/XF 3,619

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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							

REVIEW DATE 04/08/2024 BY Nwatts Total Acres: 0.00 Total Land Value: 40,000 Market: 0 Agricultural: 0 Common: 40,000 PRINTED 04/01/2026 BY SYS