

EAGLES RIDGE PHASE 2  
 LOT 40 OR 280 P 445  
 OR 339 P 15 OR 570 P 534

PARKER KYLE GARRETT/PARKER AMY  
 102 EAGLES RIDGE DR  
 CRAWFORDVILLE, FL 32327

**2024**

00-00-077-199-10338-B40

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 Floor	14	CARPET 80
Interior Floor	08	SHT VINYL 20
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 100
Bedrooms		5 100
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	199.00	1.15/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,464	100
BAS	240	100
FGR	260	50
FOP	120	30
FOP	144	30
TOTALS	2,228	

MARKET ADJUSTMENTS															
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND				
0100	01	1,913	115.8000	126.51	242,014	1998	2013		0	0	10.00	90.00			
1 SINGLE FAM 0% - 0 Heated Area: 1704 HX Base Yr															
BLD DATE	03/23/2021		MMAK	LGL DATE											
XF DATE	03/23/2021		MMAK	LAND DATE	03/23/2021		MMAK								
INC DATE				AG DATE											

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		217,813	
TOTAL MARKET OB/XF VALUE		4,696	
TOTAL LAND VALUE - MARKET		25,000	
TOTAL MARKET VALUE		247,509	
SOH/AGL Deduction		41,249	
ASSESSED VALUE		206,260	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		206,260	
TOTAL JUST VALUE		247,509	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		188,251	
5 YR PRCL CK, CHG EYB 2002 TO 2013, XFOBS, CHG TRA			
INCR EYB 1998-2002 RE-ROOF CC 9-2022			
5 YR PRCL CH, N/C			
PU XFOB LN 2-4, PU CORR FLOOR			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB22-000552	RE-ROOF-CC	0	09/02/2022
023523	N/A	0	11/04/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1224/0121	8/11/2021	WD Q	I	I	01	120,000
GRANTOR: PARKER JAMES & JANICE						
GRANTEE: PARKER KYLE GARRETT						
0919/0504	7/18/2013	WD U	I	I	12	76,300
GRANTOR: DEUTSCHE BANK NATIONA						
GRANTEE: PARKER JAMES & JANI						

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	0	76	16		1,216.00	SF	6.00	100	1998	1998	3	57	4,159
2	0211	CONCRETE W	0	0	0	0		78.00	SF	6.00	100	1998	1998	3	57	267
3	0955	PRIVACY FE	0	0	0	0		24.00	LF	15.00	100	2013	2013	3	75	270
4	0700	PORT BLDG	0	0	12	8		96.00	SF	0.00	100	2015	2015	3	84	0
TOTALS																

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							