

VILLAS AT COVINGTON PARK LOT 6
OR 569 P 296 & OR 587 P 66
OR 712 P 871

REYNOLDS EDWARD J/REYNOLDS MARILYN A
92 COVINGTON CIRCLE
CRAWFORDVILLE, FL 32327

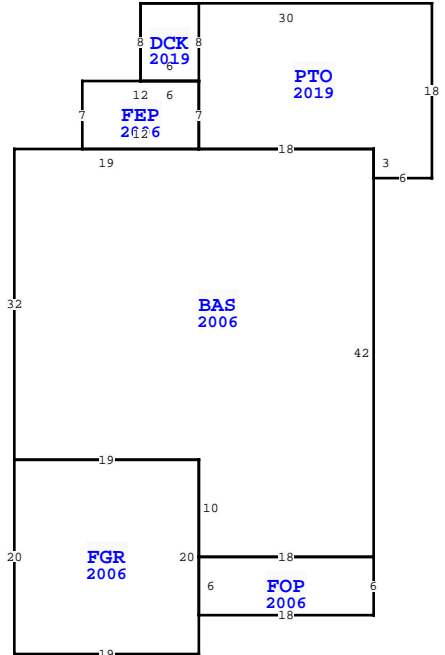
2024

00-00-077-306-10297-A06



ELEMENT		CD	CONSTRUCTION
Foundation	02	CONCR	SLAB 100
Frame	02	WOOD	FRAME 100
Exterior Wall	30	VINYL	80
Exterior Wall	20	FACE	BRICK 20
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP	SHNGL 100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	50
Interior Floor	14	CARPET	50
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	100
Bedrooms			2 100
Bathrooms			2 100
Story Height			0 100
Stories	1.		1. 100
Fireplace	01	FIREPLACE	100
Units			0 100
Quality	03	AVERAGE	
DOR CODE	0401 TOWNHOUSE		
MAP NUM	3	MKT AREA	10
NEIGHBORHOOD/LOC	306.00 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,364	100	2006
DCK	48	10	2019
FEP	84	80	2006
FGR	380	50	2006
FOP	108	30	2006
PTO	426	5	2019
TOTALS	2,410		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0115	01	1,679	119.8000	107.82	181,030	2006	2006	0	0	24.00	76.00
1 HALF-PLEX 100% - 2022 Heated Area: 1431 HX Base Yr 2022											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			137,583
TOTAL MARKET OB/XF VALUE			2,175
TOTAL LAND VALUE - MARKET			30,000
TOTAL MARKET VALUE			169,758
SOH/AGL Deduction			21,695
ASSESSED VALUE			148,063
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			98,063
TOTAL JUST VALUE			169,758
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			171,847
5 YR PRCL CK, CHG EYB ON HOME AND XFOBS			
2022 SX DENIAL LETTER SENT			
FENCE			
PU XFOB LN 4 & 5, ADD PD .50 TO LN 5, SHARED			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20061086	TNHSE - CO	0	06/30/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1254/0621	3/04/2022	QC	U	I	11	100
GRANTOR: REYNOLDS EDWARD J & M						
GRANTEE: REYNOLDS EDWARD J &						
1197/0630	3/12/2021	WD	Q	I	01	157,300
GRANTOR: HATCHER CHARLES						
GRANTEE: REYNOLDS EDWARD J &						

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	24	15	360.00	SF	6.00	6.00	100	2006	2006	3	57	1,231	
2	0211	CONCRETE W	0 100	14	4	56.00	SF	6.00	6.00	100	2006	2006	3	57	192	
4	0955	PRIVACY FE	0 100	0	0	45.00	LF	15.00	15.00	100	2016	2016	3	87	587	
5	0955	PRIVACY FE	0 100	0	0	22.00	LF	15.00	15.00	50	2006	2006	3	50	165	

BLD DATE		06/26/2020	MMAK	LGL DATE	06/26/2020	MMAK
XF DATE	06/26/2020	MMAK	LAND DATE	06/26/2020	MMAK	
INC DATE			AG DATE			

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2006] W18 FEP=[YR=2006] N7 W12 S7 E12\$ W19 S32	
FGR=[YR=2006] S20 E19 N20 W19\$ E19 S10 FOP=[YR=2006] S6 E18	
N6 W18\$ E18 N42\$ PTO=[YR=2019] S3 E6 N18 W30 S8	
DCK=[YR=2019] N8 E6 S8 W6\$ E6 S7 E18\$.	

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	100		RTH	45.00	95.00	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							