

VILLAS AT COVINGTON PARK LOT 9
OR 569 P 296 & OR 587 P 66
OR 651 P 716

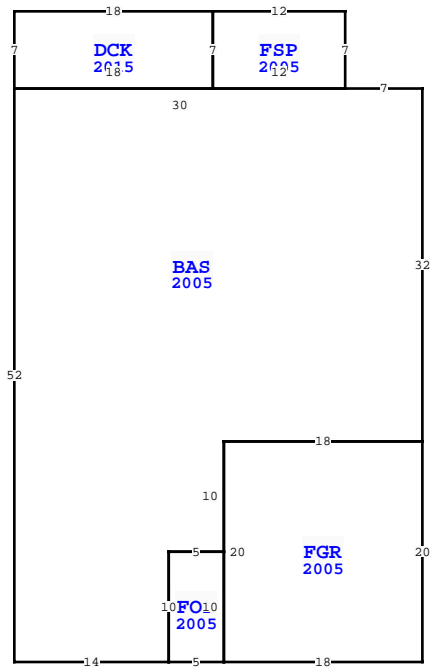
CHENTNIK MAXINE R
61 PONDEROSA DR
CRAWFORDVILLE, FL 32327

2024

00-00-077-306-10297-A09

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	30	VINYL	90
Exterior Wall	20	FACE BRICK	10
Roof Structure	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		3	100
Bathrooms		2	100
Story Height		0	100
Stories	1.	1. 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	1,514	100	2005
DCK	126	10	2015
FGR	360	50	2005
FOP	50	30	2005
FSP	84	55	2005
TOTALS	2,134		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0115	01	1,768	117.4000	105.66	186,807	2005	2007	0	0	22.00	78.00		
1 HALF-PLEX 0% - 0 Heated Area: 1514 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			145,709
TOTAL MARKET OB/XF VALUE			1,874
TOTAL LAND VALUE - MARKET			30,000
TOTAL MARKET VALUE			177,583
SOH/AGL Deduction			4,485
ASSESSED VALUE			173,098
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			173,098
TOTAL JUST VALUE			177,583
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			172,891
5 YR PRCL CK, CHG EYB 2005-2007 HVAC AND XFOBS			
COA PER OWNER			
5 YR PRCL CH, PU XFOB LN 3, NEW TRAV			
ADD WR FOR 2018			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB22-000509	HVAC CHANGE OUT-C		07/28/2022
2005501	TNHSE	0	04/13/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1352/0289	3/22/2024	QC	U	I	11	100
GRANTOR: CHENTNIK MAXINE R TRU						
GRANTEE: CHENTNIK MAXINE R						
1194/0648	2/15/2021	WD	Q	I	01	159,500
GRANTOR: ASHBURN R GARY						
GRANTEE: CHENTNIK MAXINE R T						

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	25	14	350.00	SF	6.00	6.00	100	2005	2005	3	57	1,197	
2	0211	CONCRETE W	0	0	10	5	50.00	SF	6.00	6.00	100	2005	2005	3	57	171	
3	0955	PRIVACY FE	0	0	0	0	45.00	LF	15.00	15.00	100	2006	2006	3	75	506	

BUILDING NOTES			
82 COVINGTON CIR, CRAWFORDVILLE			

BUILDING DIMENSIONS			
BAS=[YR=2005]	W7	FSP=[YR=2005]	N7 W12 S7 E12\$ W30
DCK=[YR=2015]	E18	N7 W18 S7\$ S52	E14 FOP=[YR=2005] E5
FGR=[YR=2005]	E18	N20 W18 S20\$ N10	W5 S10\$ N10 E5 N10 E18
N32\$.			

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