DONELLA HEIGHTS LOT 22
DB 41 P 241 OR 85 P 18-20
OR 1025 P 631 OR 1040 P 183

LARGENT CHAD EDWARD/LARGENT CHRYSTAL P
67 HINES ST
CRAWFORDVILLE, FL 32327

2024

00-00-078-113-10722-022

BUILDING CHARACTERISTICS

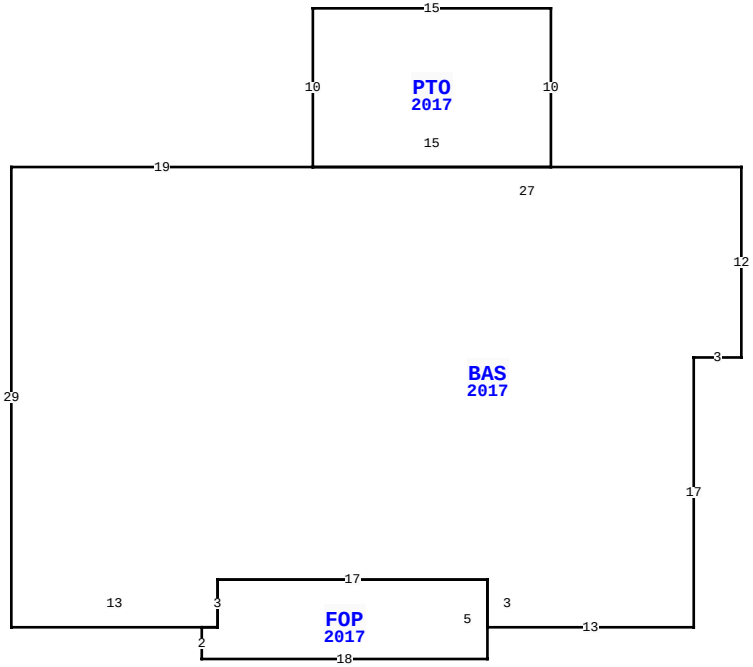
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	10	LAMINATED 60
Interior Floo	14	CARPET 40
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	08	FAIR
DOR CODE	0100	SINGLE FAMILY
MAP NUM	3	MKT AREA 10
NEIGHBORHOOD/LOC	144.00	1.25/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,232	100	2017	1,232	135,160
FOP	87	30	2017	26	2,852
PTO	150	5	2017	8	878
TOTALS	1,469			1,266	138,890

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,266	98.2800	116.71	147,755	2017	2017	0	0	0	6.00	94.00

1 SINGLE FAM 100% - 2018 Heated Area: 1232 HX Base Yr 2018



67 HINES ST, CRAWFORDVILLE

BLD DATE	10/17/2019	FRSR	LGL DATE		
XF DATE	10/17/2019	FRSR	LAND DATE	10/17/2019	FRSR
INC DATE			AG DATE		

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	138,890
TOTAL MARKET OB/XF VALUE	11,842
TOTAL LAND VALUE - MARKET	10,000
TOTAL MARKET VALUE	160,732
SOH/AGL Deduction	26,331
ASSESSED VALUE	134,401
TOTAL EXEMPTION VALUE	HX HB 50,000
BASE TAXABLE VALUE	84,401
TOTAL JUST VALUE	160,732
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	162,782

5 YR PRCL CK, PU BLD 2, PU XFOBS, CHG QUAL FROM FA
5 YR PRCL CH, PU XFOB LN 4
ADD HX FOR 2018
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-3

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19001253	CARPORT-CO	0	09/11/2019
17000280	SFD-CO	0	03/08/2017

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1040/0183	6/30/2017	WD	Q	I	01	134,490
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: LARGENT CHAD EDWARD						
1025/0631	2/07/2017	WD	Q	V	01	10,000
GRANTOR: LOVETT SUE C						
GRANTEE: GOLDEN CONSTRUCTION						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2017] W27 PTO=[YR=2017] E15 N10 W15 S10$ W19 S29 E13 N3 E17 FOP=[YR=2017] W17 S3 W1 S2 E18 N5$ S3 E13 N17 E3 N12$.

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	26	20	520.00	SF	7.50	7.50	100	2017	2017	3	76	2,964	
2	0211	CONCRETE W	0	100	27	4	108.00	SF	7.50	7.50	100	2017	2017	3	76	616	
3	0605	PORT VINYL	0	100	10	8	80.00	SF	0.00	0.00	100	2017	2017	3	76	0	
4	0030	BARN,POLE	0	100	24	36	864.00	SF	11.25	11.25	100	2019	2019	3	85	8,262	

LAND DESCRIPTION

TOTAL OB/XF 11,842

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			404.00	230.00	1.00	LT		1.00	1.00	1.00	10,000.00	10,000.00	10,000							

REVIEW DATE 08/22/2024 BY LW Total Acres: 2.13 Total Land Value: 10,000 Market: 0 Agricultural: 0 Common: 10,000 PRINTED 04/22/2026 BY SYS