FAIRWAYS AT WILDWOOD
LOT 2
OR 264 P 850 OR 292 P 836

GATLIN ROBERT
15 FAIR WAY
CRAWFORDVILLE, FL 32327

2024

00-00-086-195-11586-F02

BUILDING CHARACTERISTICS

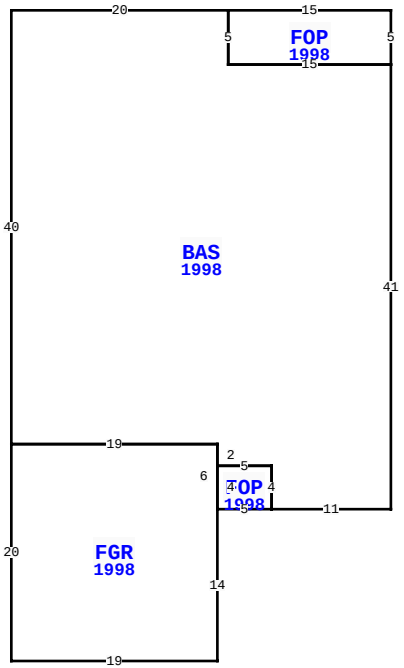
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 90
Exterior Wall	20	FACE BRICK 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	10	LAMINATED 70
Interior Floo	14	CARPET 30
Heating Type	04	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	5	MKT AREA 08
NEIGHBORHOOD/LOC	195.00	1.26/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,401	100	1998	1,401	128,659
FGR	380	50	1998	190	17,448
FOP	20	30	1998	6	551
FOP	75	30	1998	22	2,020
TOTALS	1,876			1,619	148,679

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,619	103.6800	124.10	200,918	1997	1997	0	0	0	26.00	74.00

1 SINGLE FAM 100% - 2008 Heated Area: 1401 HX Base Yr 2008



15 FAIR WAY, CRAWFORDVILLE

BLD DATE	04/19/2017	MMSR	LGL DATE		
XF DATE	04/19/2017	MMSR	LAND DATE	04/19/2017	MMSR
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	80	14	1,120.00	SF	6.00	6.00	100	1997	1997	3	20	1,344	
2	0211	CONCRETE W	0	100	20	5	100.00	SF	6.00	6.00	100	1997	1997	3	20	120	

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		148,679
TOTAL MARKET OB/XF VALUE		1,464
TOTAL LAND VALUE - MARKET		25,000
TOTAL MARKET VALUE		175,143
SOH/AGL Deduction		66,915
ASSESSED VALUE		108,228
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		58,228
TOTAL JUST VALUE		175,143
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		146,137

5 YR PRCL CK N/C

5 YR PRCL CH, N/C

LN 2

QUAL & EYB, PU CORR DIMENS XFOB LN 1, PU XFOB

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18000176	REPLACE DUCT WORK	0	05/07/2018
17001662	REPAIR/RENO-CO	0	11/27/2017
2012673	MECH	0	10/05/2012
21785	N/A	0	01/21/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0731/0537	10/18/2007	WD	Q	I		170,000
GRANTOR: MAHAFFEY JAMES J & HA						
GRANTEE: GATLIN ROBERT G						
0549/0329	7/26/2004	WD	U	I		120,000
GRANTOR: FV-1 INC						
GRANTEE: MAHAFFEY						

BUILDING NOTES

BUILDING DIMENSIONS

FOP=[YR=1998] W15 S5 E15 BAS=[YR=1998] W15 N5 W20 S40
FGR=[YR=1998] S20 E19 N14 FOP=[YR=1998] E5 N4 W5 S4 $ N6 W19
$ E19 S2 E5 S4 E11 N41 $ N5 $.

LAND DESCRIPTION

TOTAL OB/XF 1,464

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	000140	C	SFR GOLF	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							

REVIEW DATE 03/22/2022 BY FRLW Total Acres: 0.00 Total Land Value: 25,000 Market: 0 Agricultural: 0 Common: 25,000 PRINTED 04/08/2026 BY SYS