LOT 29 HIDDEN FOREST S/D
PB 6 PG 15 OR 1153 P599
OR 1212 P 749 OR 1295 P 720

EICHLER CHRISTOPHER WILLIAM/EICHLER VICKIE DIANE
106 CALUSA WAY
CRAWFORDVILLE, FL 32327

2024

00-00-086-411-11586-029

BUILDING CHARACTERISTICS

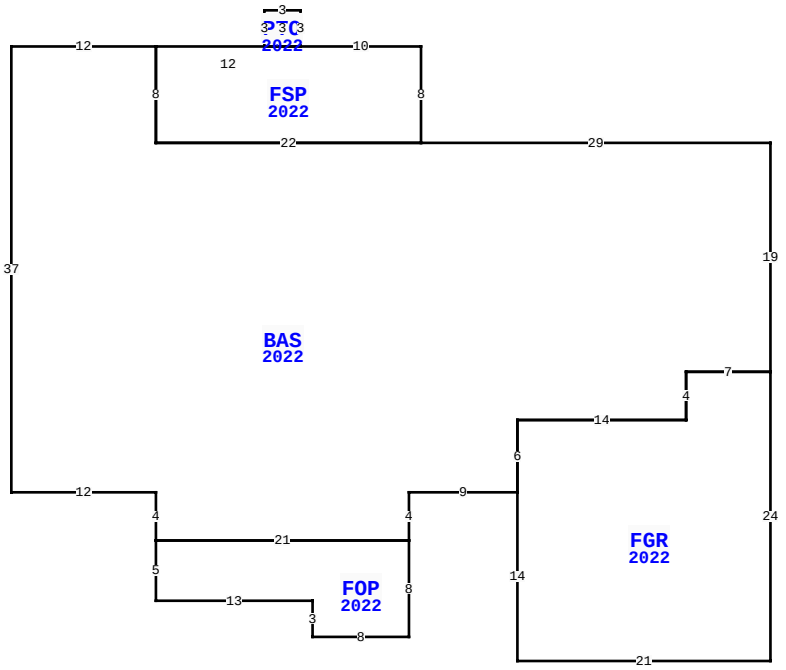
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 90
Exterior Wall	11	AVERAGE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Ceiling	09	9 FT 100
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	03	AVERAGE
DOR CODE	0100	SINGLE FAMILY
MAP NUM	5	MKT AREA 08
NEIGHBORHOOD/LOC	411.00	1.15/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,853	100	2022	1,853	233,877
FGR	448	50	2022	224	28,272
FOP	129	30	2022	39	4,922
FSP	176	55	2022	97	12,243
PTO	9	5	2022	0	0
TOTALS	2,615			2,213	279,314

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,213	116.7000	127.49	282,135	2022	2022	0	0	0	1.00	99.00

1 SINGLE FAM 100% - 2023 Heated Area: 1853 HX Base Yr 2023



106 CALUSA WAY, CRAWFORDVILLE

BLD DATE		LGL DATE	06/25/2021 PBNM
XF DATE		LAND DATE	
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		279,314
TOTAL MARKET OB/XF VALUE		7,217
TOTAL LAND VALUE - MARKET		50,000
TOTAL MARKET VALUE		336,531
SOH/AGL Deduction		50,020
ASSESSED VALUE		286,511
TOTAL EXEMPTION VALUE	HX HB DX	55,000
BASE TAXABLE VALUE		231,511
TOTAL JUST VALUE		336,531
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		338,908

PRMT CK, PU XFOBS
PORT FROM 10124-001 EICHLER
FR PU SFD & XFOBS 0210,0211

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000151	POLE BARN-CC		03/14/2024
22000071	SOLAR PANELS-CC	0	03/18/2022
PR22-000034	SFD-CO	0	03/14/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1342/0356	12/23/2023	QC	U	I	11	100
GRANTOR: EICHLER CHRISTOPHER W						
GRANTEE: EICHLER CHRISTOPHER						
1295/0720	12/20/2022	WD	Q	I	01	415,000
GRANTOR: HIDDEN FOREST PROPERT						
GRANTEE: EICHLER CHRISTOPHER						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2022] W29 FSP=[YR=2022] N8 W10 PTO=[YR=2022] N3 W3 S3 E3$ W12 S8 E22$ W22 N8 W12 S37 E12 S4 FOP=[YR=2022] S5 E13 S3 E8 N8 W21$ E21 N4 E9 FGR=[YR=2022] S14 E21 N24 W7 S4 W14 S6$ N6 E14 N4 E7 N19 $.

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	0	0	1,044.00	SF	6.00	6.00	100	2022	2022	3	97	6,076	
2	0211	CONCRETE W	0	100	49	4	196.00	SF	6.00	6.00	100	2022	2022	3	97	1,141	

LAND DESCRIPTION

TOTAL OB/XF 7,217

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

REVIEW DATE 07/18/2024 BY Nwatts Total Acres: 2.00 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 06/10/2026 BY SYS