LOT 31 HIDDEN FOREST S/D
PB 6 PG 15 OR 1153 P599
OR 1212 P 749 OR 1280 P 389

CRENSHAW KIMBERLY A/
118 CALUSA WAY
CRAWFORDVILLE, FL 32327

2024

00-00-086-411-11586-031

BUILDING CHARACTERISTICS

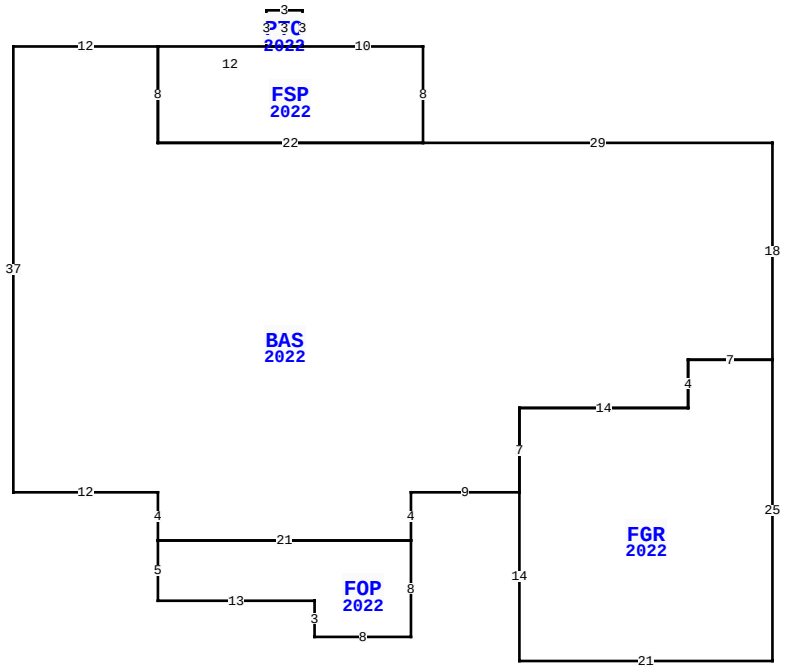
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Ceiling	09	9 FT 100
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Condition Adj	12	AVERAGE 100
Kitchen	00	N/A 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	1,832	100	2022	1,832	231,425
FGR	469	50	2022	234	29,559
FOP	129	30	2022	39	4,926
FSP	176	55	2022	97	12,253
PTO	9	5	2022	0	0
TOTALS	2,615			2,202	278,165

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,202	116.8000	127.60	280,975	2022	2022	0	0	0	1.00	99.00

1 SINGLE FAM 100% - 2023 Heated Area: 1832 HX Base Yr 2023



118 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		278,165
TOTAL MARKET OB/XF VALUE		7,462
TOTAL LAND VALUE - MARKET		87,500
TOTAL MARKET VALUE		373,127
SOH/AGL Deduction		4,292
ASSESSED VALUE		368,835
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		318,835
TOTAL JUST VALUE		373,127
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		358,092

FR PU SFD & XFOB 0210,0211

PERMIT NUM	DESCRIPTION	AMT	ISSUED
PR22-000123	WORKSHOP W/LEAN T		12/29/2022
PR22-000037	SFD-CO	0	03/14/2022

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1280/0389	8/25/2022	WD	Q	I	01	414,200
GRANTOR: HIDDEN FOREST PROPERT						
GRANTEE: CRENSHAW KIMBERLY A						
1212/0749	6/24/2021	WD	Q	V	05	2,100,000
GRANTOR: HIDDEN FOREST OF WAKU						
GRANTEE: HIDDEN FOREST PROPE						

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 N25 W7 S4 W14 S7$ N7 E14 N4 E7 N18 $.

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	1,074.00	SF	6.00	6.00	100	2022	2022	3	97	6,251	
2	0211	CONCRETE W	0	100	52	4	208.00	SF	6.00	6.00	100	2022	2022	3	97	1,211	

LAND DESCRIPTION

TOTAL OB/XF 7,462

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	1.75	50,000.00	87,500.00	87,500							

REVIEW DATE 08/26/2022 BY FRLA Total Acres: 4.71 Total Land Value: 87,500 Market: 0 Agricultural: 0 Common: 87,500 PRINTED 04/22/2026 BY SYS