

WEST POINT SUB
BLOCK A LOTS 7 & 8
DB 47 P 301 OR 136 P 161

HARPER LARRY L/HARPER CONNIE B
7414 BANNING WAY
TALLAHASSEE, FL 32309

2024

00-00-121-004-12092-000

ELEMENT		CD	CONSTRUCTION		
Foundation	04	PILE	WOOD	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	12	CEDAR/CYPR	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	13	GALVALUM	100		
Interior Wall	06	CUST PANEL	100		
Interior Floo	09	PINE WOOD	100		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		2	100		
Bathrooms		1	100		
Story Height		0	100		
Stories	1.	1.	100		
Units		0	100		
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	4	MKT AREA	06		
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,176	100	1993	1,176	73,735
DCK	1,246	10	1993	125	7,838
FEP	224	80	1993	179	11,224
PCP	2,506	10	1995	251	15,738
PST	140	15	1993	21	1,317
TOTALS	5,292			1,752	109,850

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	0% - 0			219,701	1955	1973	0	0	50.00	50.00
Heated Area: 1355 HX Base Yr											
97 WEST POINT DR, CRAWFORDVILLE											
BLD DATE	11/14/2017	MMSR	LGL DATE	11/14/2017	MMSR						
XF DATE	11/14/2017	MMSR	LAND DATE								
INC DATE			AG DATE								

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY				STANDARD	
VALUATION BY				Tax Group: 3 Tax Dist:	
BUILDING MARKET VALUE				109,850	
TOTAL MARKET OB/XF VALUE				7,869	
TOTAL LAND VALUE - MARKET				100,000	
TOTAL MARKET VALUE				217,719	
SOH/AGL Deduction				0	
ASSESSED VALUE				217,719	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				217,719	
TOTAL JUST VALUE				217,719	
NCON VALUE				0	
INCOME VALUE				0	
PREVIOUS YEAR MKT VALUE				219,913	
CORRECTION TO KEYED FIELD WORK.					
MM 5 YR CK, CH RCVR, DEMO XFOBS, PU XFOBS.					
COMB EAST 1/2 LOT 8 FROM 12093-000					
OR 1286 P 177 PR DEED					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
21000153	RE-ROOF-CO	0	04/07/2021		
19000015	WINDOWS-CO	0	03/05/2019		
18001250	STAIR REPAIR-CO	0	11/14/2018		
18000280	WINDOW REPLC	0	07/09/2018		
019411	N/A	0	03/16/1995		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1286/0177	9/27/2022	PR	U	V	19	50,000
GRANTOR: HARPER LARRY LEE PERS						
GRANTEE: HARPER LARRY L & CO						
0888/0701	9/10/2012	WD	Q	I	01	205,000
GRANTOR: RURYK RICHARD SR						
GRANTEE: HARPER LARRY L & CO						

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	35	20	700.00	SF	6.00	6.00	100	1987	1987	3	20	840		
2	0840	SEAWALL RI	0	0	71	0	71.00	LF	38.00	38.00	100	1986	1986	3	20	540		
3	0375	WOOD WALK	0	0	20	4	80.00	SF	15.00	15.00	100	2020	2020	3	89	1,068		
4	0371	FLOATING D	0	0	16	12	192.00	SF	20.00	20.00	100	2020	2020	3	89	3,418		
5	0840	SEAWALL RI	0	0	0	0	62.00	LF	38.00	38.00	100	2019	2019	3	85	2,003		
TOTALS												7,869						

BUILDING NOTES											
BUILDING DIMENSIONS											
DCK=[YR=1993] W42 S63 E42 N6 W28 N50 E28 BAS=[YR=1993] W28 S42 E28 FEP=[YR=1993] W28 S8 E28 N8\$ N42\$ N7 \$ PTR=E20											
PCP=[YR=1995] S63 E42 N46 PST=[YR=1993] N10 W14 S10 E14\$ W14 N10 E14 N7 W42\$ W20\$.											

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	000120	C	SFR GULF	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	100,000.00	100,000.00	100,000							