



ELEMENT		CD	CONSTRUCTION		
Foundation	04	PILE WOOD	100		
Frame	02	WOOD FRAME	100		
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	13	GALVALUM	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	12	HARDWOOD	50		
Interior Floo	14	CARPET	50		
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	4	MKT AREA	06		
NEIGHBORHOOD/LOC	122.200	1.40/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,927	100	1993	1,927	215,240
DCK	116	10	1993	12	1,340
DCK	488	10	1993	49	5,473
FGR	1,457	50	1994	728	81,315
FOP	96	30	1993	29	3,240
FSP	410	55	2024	226	25,244
PCP	180	10	1994	18	2,011
PTO	700	5	1994	35	3,909
TOTALS	5,374			3,024	337,771

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2024								
Heated Area: 1927 HX Base Yr 2024											
BLD DATE	05/24/2018	MMTP	LGL DATE	05/24/2018	MMTP	AG DATE	05/24/2018	MMTP			
XF DATE	05/24/2018	MMTP	LAND DATE	05/24/2018	MMTP	AG DATE	05/24/2018	MMTP			
INC DATE											

WAKULLA COUNTY PROPERTY				PAGE 1 of 2	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				337,771		
TOTAL MARKET OB/XF VALUE				25,121		
TOTAL LAND VALUE - MARKET				120,000		
TOTAL MARKET VALUE				482,892		
SOH/AGL Deduction				0		
ASSESSED VALUE				482,892		
TOTAL EXEMPTION VALUE				HX HB 50,000		
BASE TAXABLE VALUE				432,892		
TOTAL JUST VALUE				482,892		
NCON VALUE				34,815		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				444,717		
CHG EYB TO 1994, TRAV DEMO PTO ADD FSP,PTO, A/C, H						
MM PRMT CK, CHG FOP TO FSP, PU XFOBS 4/14/23						
5 YR PRCL CHK CHG XFOB LN 1 TO 0371						
5 YR PRCL CH, CORR RCVR, PU CORR TRAV						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
B24-000528	INSTALL SCREEN		06/13/2024			
OBN24-00024	SEAWALL-CC		06/03/2024			
B22-000919	VINYL COVER-CC	0	01/10/2023			
2013617	ELEVATOR-CO	0	09/05/2013			
2011784	BOAT LIFT	0	11/14/2011			
2009695	HVAC CHG OUT	0	08/20/2009			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1220/0860	7/19/2021	WD Q	Q	I	01	499,000
GRANTOR: HARBOLT ROSEMARY & DE						
GRANTEE: ESTES MICHAEL KEITH						
0522/0621	2/03/2004	WD Q	Q	I	03	336,000
GRANTOR: ANDREWS						
GRANTEE: HARBOLT/DEEKLE						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1993;ORIG=-4,10] W41 S19 S28 E41 N47 \$						
FGR=[YR=1994;ORIG=61,10] W31 S29 S18 E31 N47 \$						
PTO=[YR=1994;ORIG=20,0] S39 E10 N29 E31 N10 W41 \$						
DCK=[YR=1993;ORIG=0,0] W4 S10 S47 W41 N16 W4 S20 E49 N61 \$						
PCP=[YR=1994;ORIG=30,39] W10 S18 E10 N18 \$						
DCK=[YR=1993;ORIG=-45,0] W4 S29 E4 N29 \$						
FOP=[YR=1993;ORIG=-45,29] W8 S12 E8 N12 \$						
PTR=[ORIG=0,0] E20 W20 \$						
FSP=[YR=2024;ORIG=-45,0] E41 S10 W41 N10 \$						

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	0371	FLOATING D	0	100	10	20			20.00	100	1988	1988	3	20	800	
2	0375	WOOD WALK	0	100	27	4			15.00	100	1988	1988	3	20	324	
3	0140	FIRE PLACE	0	100	0	0			1,900.00	100	1991	1991	3	48	912	
4	0007	ELECTRIC L	0	100	0	0			7,500.00	100	2012	2012	3	52	3,900	
5	0060	DECK WOOD	0	100	5	8			5.00	100	1994	1994	3	20	40	
6	0210	CONCRETE D	0	100	41	32			6.00	100	1994	1994	3	20	1,574	
7	0009	DUMBWAITER	0	100	0	0			10,000.00	100	2013	2013	3	80	8,000	
9	0211	CONCRETE W	0	100	7	4			6.00	100	2024	2022	AV	97	163	
10	0340	BOATDOCK G	0	100	10	3			27.00	100	2024	2023	AV	100	810	
11	0330	BOAT SHED	0	100	32	16			15.00	100	2024	2023	AV	100	7,680	

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000131	C	SFR CANAL	100		R1	100.00	124.00	1.00	LT		1.00	1.00	1.00	120,000.00	120,000.00	120,000							

SHELL POINT HARBOR
 LOT 8
 OR 71 P 595 & OR 106 P 518

ESTES MICHAEL KEITH/CARTER ROBERTA C
 40 ROYSTER DR
 CRAWFORDVILLE, FL 32327

2024

00-00-121-133-11965-008



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										WAKULLA COUNTY PROPERTY																																																																				
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REVIEW DATE 09/19/2024 BY LW Total Acres: 0.28 Total Land Value: 120,000 Market: 0 Agricultural: 0 Common: 120,000 PRINTED 06/24/2026 BY SYS																																																																																								