

SNUG HARBOR REPLAT  
 BLOCK A LOT 2  
 OR 336 P 47 OR 437 P 49

DUHAN SUSAN C  
 49 HARBOUR POINT DR  
 CRAWFORDVILLE, FL 32327

**2024**

00-00-121-148-11964-8A2



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	05	PILE CONCR	100
Frame	02	WOOD FRAME	100
Exterior Wall	30	VINYL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	07	VYL PLANK	100
Ceiling	08	8 FT	100
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	100
Bedrooms		2	100
Bathrooms		2	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
BAS	1,300	100	2023
DCK	48	10	2023
DCK	192	10	2023
FOP	192	30	2023
PCP	1,684	10	2023
TOTALS	3,416		

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: 1300 HX Base Yr 2024											
BLD DATE					LGL DATE	05/14/2019 MMJT					
XF DATE					LAND DATE						
INC DATE					AG DATE						

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		194,370	
TOTAL MARKET OB/XF VALUE		16,281	
TOTAL LAND VALUE - MARKET		85,000	
TOTAL MARKET VALUE		295,651	
SOH/AGL Deduction		67,379	
ASSESSED VALUE		228,272	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		178,272	
TOTAL JUST VALUE		295,651	
NCON VALUE		199,910	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		75,960	
2024 TRIM RTS - TEMP AWAY			
PU SFD & XFOBS; KEYED BY FR 11/2/23			
COA MAILING ADDRESS PER HX APP			
PERMIT PU DUMBWAITER & UT BLG CC 5/23/22			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21001140	SHED-CARGO LIFT-C	0	01/10/2022
21000951	SFD-CO	0	10/13/2021
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD
1207/0554	4/27/2021	WD Q	V 01
GRANTOR: CRUSH RICHARD J & KAT		SALE PRICE	
GRANTEE: DUHAN SUSAN C		85,000	
0502/0138	9/02/2003	WD Q	V
GRANTOR: BUXTON		140,000	
GRANTEE: CRUSH			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=2023;ORIG=110,10] W20 W16 W16 S4 S21 E52 N25 \$			
DCK=[YR=2023;ORIG=74,-2] E16 S12 W16 N12 \$			
FOP=[YR=2023;ORIG=74,-2] W16 S8 S4 E16 N12 \$			
DCK=[YR=2023;ORIG=58,6] W6 S8 E6 N4 N4 \$			
PCP=[YR=2023;ORIG=26,-2] W32 S37 E52 N25 W20 N12 \$			

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
1	0009	DUMBWAITER	0	100	0	1.00	UT	10,000.00	10,000.00	100	2022	2022	3	98
2	0701	PORT BLDG	0	100	20	160.00	SF	6.00	6.00	100	2022	2022	3	98
3	0210	CONCRETE D	0	100	35	910.00	SF	6.00	6.00	100	2024	2023		100
4	0060	DECK WOOD	0	100	4	16.00	SF	5.00	5.00	100	2024	2023		100
TOTALS														

LAND DESCRIPTION														
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
1	000100	C	SFR	100			75.00	115.00	1.00	LT		1.00	1.00	1.00
TOTAL OB/XF 16,281														