

HAMMOCK HAVEN BLOCK A  
 LOT 10 & SS1/4 OF LOT 9  
 OR 52 P 722 OR 55 P 640

EVANS CLINT IRA JR/EVANS BRANDY NICHOLE  
 7 CYNTHIA ST  
 CRAWFORDVILLE, FL 32327

**2024**

01-4S-02W-003-01822-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	19	COMMON BRK	50
Exterior Wall	30	VINYL	50
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	80
Interior Wall	04	PLYWOOD	20
Interior Floo	14	CARPET	60
Interior Floo	07	VYL PLANK	40
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		3	100
Bathrooms		2	100
Story Height	1.	1.100	
Units		0	100
Quality	08	FAIR	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	5	MKT AREA	10
NEIGHBORHOOD/LOC	3.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,220	100	1993
FCP	380	25	1993
FCP	252	25	2004
FEP	170	80	2001
FOP	80	30	1993
FOP	93	30	2007
UST	252	45	1993
TOTALS	2,447		

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%	- 2019								
			Heated Area: 1356			HX Base Yr 2019					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE						
BAS	1,220	100	1993	1,220	91,404						
FCP	380	25	1993	95	7,118						
FCP	252	25	2004	63	4,720						
FEP	170	80	2001	136	10,189						
FOP	80	30	1993	24	1,798						
FOP	93	30	2007	28	2,097						
UST	252	45	1993	113	8,466						
TOTALS	2,447			1,679	125,793						

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			125,793
TOTAL MARKET OB/XF VALUE			1,524
TOTAL LAND VALUE - MARKET			15,000
TOTAL MARKET VALUE			142,317
SOH/AGL Deduction			19,045
ASSESSED VALUE			123,272
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			73,272
TOTAL JUST VALUE			142,317
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			141,024
XFOB CODE, PU XFOB.			
MM 5 YR CK, CORR BEDS & BATHS, CORR FLR, CORR			
5 YR PRCL CK, CHG QUAL			
ADD HX FOR 2019-EVANS			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2013408	RE-ROOF	0	06/18/2013
027107	ADD	0	10/25/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / V / I	RSN CD	SALE PRICE	
1089/0722	10/26/2018	WD Q	Q I	01	142,900	
GRANTOR: LAWHON KEITH & GLENDA						
GRANTEE: EVANS CLINT IRA JR						
1070/0112	4/12/2018	OR U	I 11		0	
GRANTOR: ESTATE OF GLENN FRANK						
GRANTEE: SPARKS GLENDA LAWHO						

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	100	56	9			6.00	100	2002	2002	3	20	605	
2	0210	CONCRETE D	0	100	61	12			6.00	100	2002	2002	3	20	878	
3	0211	CONCRETE W	0	100	0	0			6.00	100	2002	2002	3	20	41	
TOTALS															1,524	

BUILDING NOTES									
7 CYNTHIA ST, CRAWFORDVILLE									
BLD DATE 08/01/2017 MMJT LGL DATE 08/01/2017 MMJT									
XF DATE 08/01/2017 MMJT LAND DATE 08/01/2017 MMJT									
INC DATE AG DATE									

BUILDING DIMENSIONS									
UST=[YR=1993] W28 S9 E28 FCP=[YR=1993] W19 S20 BAS=[YR=1993] N20 W9 N6 FOP=[YR=2007] N3 E9 N7 W12 S10 FEP=[YR=2001] N10 W17 S10 E17\$ E3\$ W40 S24 FCP=[YR=2004] N21 W12 S21 E12\$ S2 E37 FOP=[YR=1993] W20 S4 E20 N4\$ E12 \$ E19 N20\$ N9\$.									

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	000100	C	SFR	100			100.00	150.00	1.25	LT		1.00	1.00	1.00	12,000.00	12,000.00	15,000							