MILL CREEK ESTATES
BLOCK A LOT 31
OR 49 184 185 298 & 299

RAWLS RONDA RAY/RAWLS NATHANIEL V
155 MILL CREEK RD
CRAWFORDVILLE, FL 32327

2024

02-4S-02W-124-01858-031

BUILDING CHARACTERISTICS

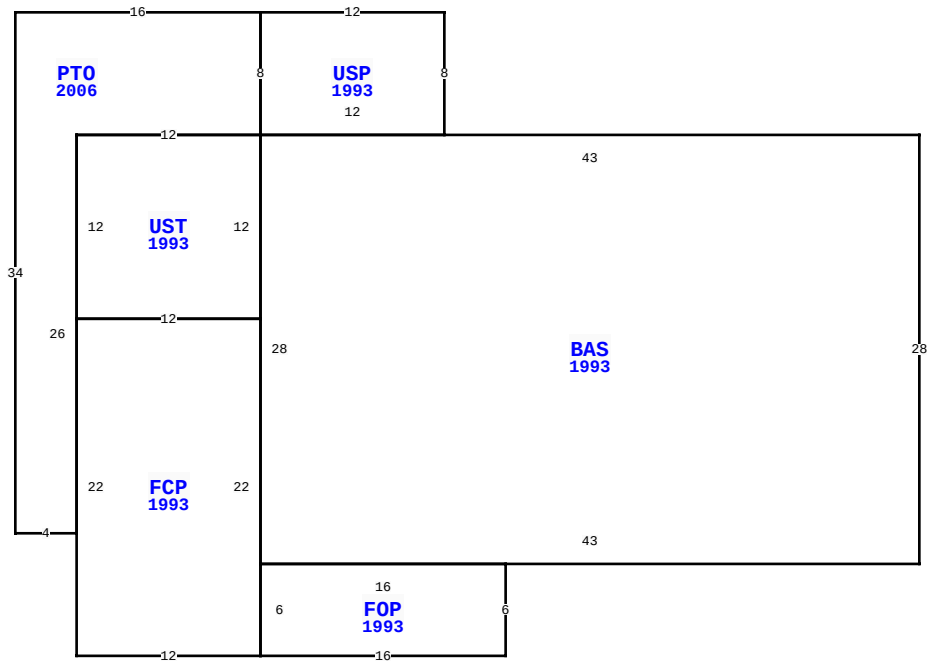
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	19	COMMON BRK 90
Exterior Wall	12	CEDAR/CYPR 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Heating Type	04	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	5	MKT AREA 10
NEIGHBORHOOD/LOC	124.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,204	100	1993	1,204	74,418
FCP	264	25	1993	66	4,079
FOP	96	30	1993	29	1,792
PTO	232	5	2006	12	742
USP	96	40	1993	38	2,349
UST	144	45	1993	65	4,018
TOTALS	2,036			1,414	87,398

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,414	118.3000	112.38	158,905	1978	1978	0	0	0	45.00	55.00

1 SINGLE FAM 100% - 2007 Heated Area: 1204 HX Base Yr 2007



155 MILL CREEK RD, CRAWFORDVILLE

BLD DATE	09/21/2017	MMJT	LGL DATE	
XF DATE	09/21/2017	MMJT	LAND DATE	09/21/2017 MMJT
INC DATE			AG DATE	

WAKULLA COUNTY PROPERTY

PAGE 1 of 2 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		87,398
TOTAL MARKET OB/XF VALUE		7,934
TOTAL LAND VALUE - MARKET		35,500
TOTAL MARKET VALUE		130,832
SOH/AGL Deduction		57,439
ASSESSED VALUE		73,393
TOTAL EXEMPTION VALUE	HX HB VX	53,393
BASE TAXABLE VALUE		20,000
TOTAL JUST VALUE		130,832
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		132,651

MM 2022 5 YR CK NC
5 YR PRCL CK, PU XFOB LN 9-11
2 & 5, PU XFOB LN 7-8
BEDS, PU CORR TRAV, CORR DIMENS & SF XFOB LN

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31494	REROOF	0	03/10/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1341/0818	12/27/2023	QC	U	I	11	100
GRANTOR: RAWLS NATHANIEL VERNO						
GRANTEE: RAWLS RONDA RAY						
0237/0454	7/01/1994	QC	U	I		100
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W43 USP=[YR=1993] E12 N8 W12 S8$ UST=[YR=1993] W12 S12 E12 FCP=[YR=1993] W12 S22 E12 FOP=[YR=1993] E16 N6 W16 S6$ N22$ N12$ PTO=[YR=2006] N8 W16 S34 E4 N26 E12$ S28 E43 N28$.

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	0620	WOOD UTL B	0	100	8	12	96.00	SF	6.00	6.00	100	1993	1993	3	20	115	
2	0940	OPEN SHED	0	100	16	8	128.00	SF	4.00	4.00	100	1993	1993	3	20	102	
3	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	1993	1993	3	50	650	
4	0211	CONCRETE W	0	100	24	3	72.00	SF	6.00	6.00	100	1993	1993	3	20	86	
5	0170	GARAGE UNF	0	100	28	12	336.00	SF	25.00	25.00	100	1995	1995	3	52	4,368	
6	0810	UNFINISH S	0	100	12	8	96.00	SF	19.00	19.00	100	2003	2003	3	60	1,094	
7	0210	CONCRETE D	0	100	20	12	240.00	SF	6.00	6.00	100	2006	2006	3	27	389	
8	0055	PORTABLE C	0	100	20	12	240.00	SF	3.00	3.00	100	2006	2006	3	27	194	
9	0213	CONCRETE P	0	100	8	8	64.00	SF	6.00	6.00	100	2003	2003	3	100	384	
10	0060	DECK WOOD	0	100	5	5	25.00	SF	5.00	5.00	100	2017	2017	3	91	114	

TOTAL OB/XF 7,496

LAND DESCRIPTION

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			145.00	300.00	1.00	LT		1.00	1.00	1.00	35,500.00	35,500.00	35,500							

REVIEW DATE 08/26/2022 BY MMLA Total Acres: 1.00 Total Land Value: 35,500 Market: 0 Agricultural: 0 Common: 35,500 PRINTED 05/06/2026 BY SYS

MILL CREEK ESTATES
BLOCK A LOT 31
OR 49 184 185 298 & 299

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TOTALS					

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INCOME VALUE		
PREVIOUS YEAR MKT VALUE		132,651

5 YR PRCL CH, PU FNDN & FRME, CORR EXW, FLOOR
FOR 2008
EXEMPTION SHOULD REFLECT VX INSTEAD OF 13
LETTER FROM VA ATTACHED TO 2008 HX APP. THUS

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
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BUILDING NOTES

BUILDING DIMENSIONS

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
11	0625	PORT WD UT	0	100	12	8	96.00	SF	6.00	6.00	100	2017	2017	3	76	438	

LAND DESCRIPTION

TOTAL OB/XF 438

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

REVIEW DATE 08/26/2022 BY MMLA Total Acres: 1.00 Total Land Value: 35,500 Market: 0 Agricultural: 0 Common: 35,500 PRINTED 05/06/2026 BY SYS