

HAMMOCK WOODS SUB
BLOCK B LOT 3
OR 209 P 96

OR 214 P 569

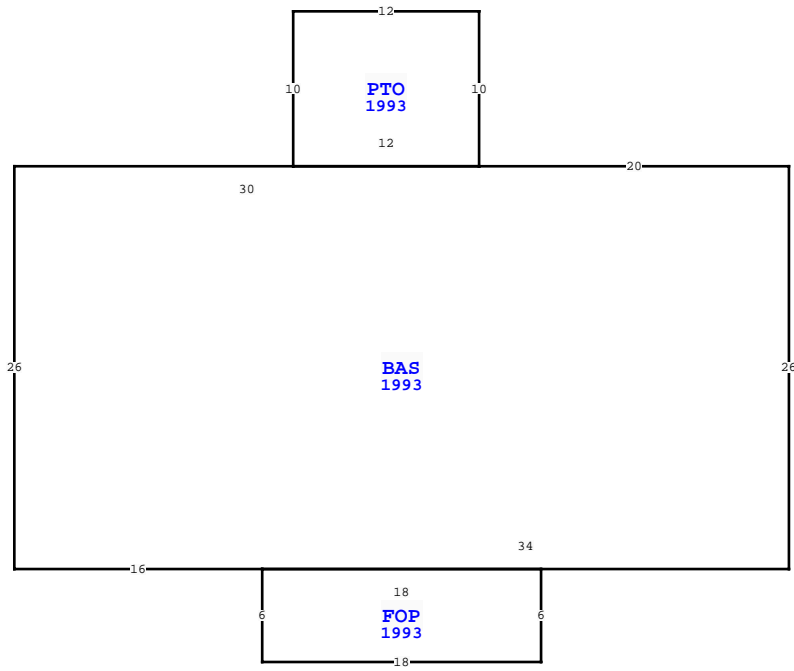
EVANS MICHELLE L/EVANS BRYAN S
25 ANN CIRCLE
CRAWFORDVILLE, FL 32327

2024

04-3S-01E-235-05016-B03

BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 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	07	VYL PLANK 100			
Heating Type	13	HEAT PUMP 100			
Air Condition	13	HEAT PUMP 100			
Bedrooms		3 100			
Bathrooms		2 100			
Story Height		0 100			
Stories	1.	1. 100			
Units		0 100			
Condition Adj	13	GOOD 100			
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	1	MKT AREA 09			
NEIGHBORHOOD/LOC	235.00	1.25/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,300	100	1993	1,300	176,398
FOP	108	30	1993	32	4,342
PTO	120	5	1993	6	814
TOTALS	1,528			1,338	181,555

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 2023												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE			181,555
TOTAL MARKET OB/XF VALUE			1,573
TOTAL LAND VALUE - MARKET			20,000
TOTAL MARKET VALUE			203,128
SOH/AGL Deduction			0
ASSESSED VALUE			203,128
TOTAL EXEMPTION VALUE			HX HB VX 55,000
BASE TAXABLE VALUE			148,128
TOTAL JUST VALUE			203,128
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			205,111
PU XFOB DEMO XFOB			
PRMT CK FR CHG EXW RCVR PU FOUNDATION FRAME			
5 YR PRCL CH, CHG QUAL, CORR SF XFOB LN 1			
ROBERT FORSYTHE DOD 5-30-2015 OR 985 P 277			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000207	SHED-CC	0	07/01/2022
18000846	REROOF-CO	0	08/17/2018
2014301	MECH	0	04/16/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1258/0021	3/28/2022	WD	Q	I	01	259,000
GRANTOR: LOGAN PROPERTY MANAGE						
GRANTEE: EVANS MICHELLE L &						
1239/0879	11/24/2021	WD	Q	I	01	115,000
GRANTOR: FORSYTHE MORGAN 50% &						
GRANTEE: LOGAN PROPERTY MANA						

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	0	0			745.00	SF	6.00	100	1993	1993	3	20	894	
2	0211	CONCRETE W	0	100	8	3			24.00	SF	6.00	100	1994	1994	3	20	29	
3	0130	FIRE PLACE	0	100	0	0			1.00	UT	1,300.00	1,300.00	100	1993	1993	3	50	650
4	0625	PORT WD UT	0	100	10	12			120.00	SF	0.00	100	2022	2022	3	97	0	

TOTAL OB/XF												
25 ANN CIR, CRAWFORDVILLE												
BLD DATE	XF DATE	INC DATE	RTSR	LGL DATE	LAND DATE	AG DATE	RTSR					
03/01/2017	03/01/2017			03/01/2017								

BUILDING NOTES						

BUILDING DIMENSIONS						
BAS=[YR=1993] W20 PTO=[YR=1993] N10 W12 S10 E12 \$ W30 S26 E16 FOP=[YR=1993] S6 E18 N6 W18 \$ E34 N26 \$.						

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	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000							