

HAMMOCK WOODS SUB
 BLOCK B LOT 6
 OR 249 P 682 & OR 256 P 297

WILLIAMS CHRISTOPHER JAMES/WILLIAMS CAELYNN R
 61 ANN CIR
 CRAWFORDVILLE, FL 32327

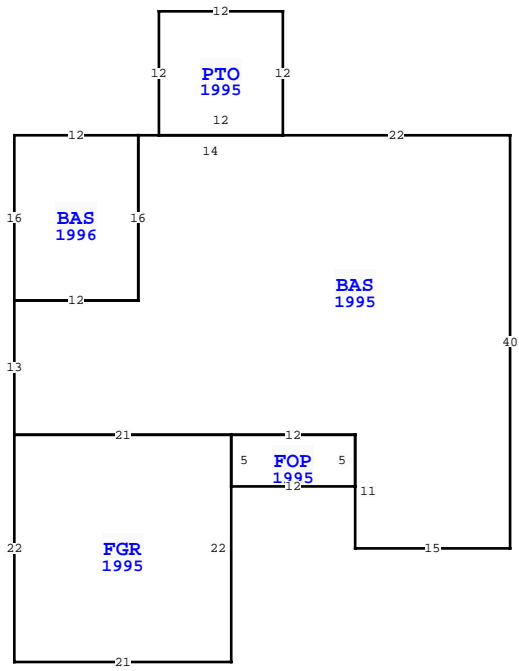
2024

04-3S-01E-235-05016-B06



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	10	LAMINATED 80
Interior Floor	11	CLAY TILE 20
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

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,813	115.6000	137.28	248,889	1995	2019	0	0	4.00	96.00	
1 SINGLE FAM 100% - 2022 Heated Area: 1557 HX Base Yr 2022												



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	67	16		1,072.00	SF	6.00	100	1995	1995	3	20	1,286
2	0211	CONCRETE W	0	100	26	3		78.00	SF	6.00	100	1996	1996	3	20	94
3	0620	WOOD UTL B	0	100	12	10		120.00	SF	6.00	100	2013	2013	3	57	410
4	0940	OPEN SHED	0	100	20	12		240.00	SF	4.00	100	2013	2013	3	57	547

61 ANN CIR, CRAWFORDVILLE

BLD DATE	02/10/2022	JSJS	LGL DATE	
XF DATE	02/10/2022	JSJS	LAND DATE	03/01/2017
INC DATE			AG DATE	RTSR

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE			238,933
TOTAL MARKET OB/XF VALUE			2,337
TOTAL LAND VALUE - MARKET			20,000
TOTAL MARKET VALUE			261,270
SOH/AGL Deduction			53,166
ASSESSED VALUE			208,104
TOTAL EXEMPTION VALUE			50,000
BASE TAXABLE VALUE			158,104
TOTAL JUST VALUE			261,270
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			263,834
INCR EYB 2015-2019 PRMT OB21-000335			
5 YR PRCL CH, N/C			
REFUSED ACCESS AND PHOTO			
5 YR PRCL CH, CHG EXW, PU XFOB LN 3-4, OWNER			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000335	RE-ROOF-CO	0	06/29/2021
2014385	MECH	0	05/13/2014
19494	N/A	0	04/05/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1233/0520	10/11/2021	WD	Q	I	01	235,000
GRANTOR: WILLIAMS GEORGE E & G						
GRANTEE: WILLIAMS CHRISTOPHE						
0256/0297	6/19/1995	WD	Q	I		79,500
GRANTOR:						
GRANTEE:						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1995] W22 PTO=[YR=1995] N12 W12 S12 E12\$ W14	
BAS=[YR=1996] W12 S16 E12 N16\$ S16 W12 S13 FGR=[YR=1995] S22	
E21 N22 W21\$ E21 FOP=[YR=1995] S5 E12 N5 W12\$ E12 S11 E15	
N40 \$.	

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							