A TRACT LOCATED IN THE
NE 1/4 OF SEC 5 CONT 15.00 AC
ALSO INCLUDING A PRCL LOCATED

FOLSOM TERRENCE FRANKLIN
434 MARY ANN DR
CRAWFORDVILLE, FL 32327

2024

05-3S-01E-000-05020-007

WAKULLA COUNTY PROPERTY

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	13	GALVALUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	VYL PLANK 100
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		2 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	03	AVERAGE

DOR CODE	5000	IMPRVD AG RES	
MAP NUM	1	MKT AREA	09
NEIGHBORHOOD/LOC	000	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,568	100	2022	1,568	165,167
FOP	168	30	2022	50	5,267
FOP	672	30	2022	202	21,278
TOTALS	2,408			1,820	191,712

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,820	112.0000	106.40	193,648	2022	2022	0	0	0	1.00	99.00

2 SINGLE FAM 100% - 2023 Heated Area: 1568 HX Base Yr 2023

434 MARY ANN DR, CRAWFORDVILLE

BLD DATE	09/29/2009	KLSR	LGL DATE	
XF DATE	03/21/2017	RTSR	LAND DATE	03/21/2017 RTSR
INC DATE			AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		191,712
TOTAL MARKET OB/XF VALUE		30,982
TOTAL LAND VALUE - MARKET		120,000
TOTAL MARKET VALUE		242,244
SOH/AGL Deduction		34,029
ASSESSED VALUE		208,215
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		158,215
TOTAL JUST VALUE		342,694
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		238,631

REINSTATED HX TERRY & TERRENCE ARE ONE IN THE SAME
1/31/24 - AG AUTO RENEW ERROR LETTER MAILED
REINSTATE 2023 AG REMOVED IN ERROR
PORT FROM LAFAYETTE - FOLSOM

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000644	GENERATOR		07/09/2024
22000952	SHED-CC	0	09/20/2022
22000208	ELEC 2 POLE BARN	0	03/02/2022
22000173	SFD-CO	0	03/01/2022
2008944	REPR ELEC	0	11/12/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1315/0817	6/06/2023	WD	U	I	30	100
GRANTOR: FOLSOM TERRY						
GRANTEE: FOLSOM TERRENCE FRA						
1238/0757	11/16/2022	WD	Q	I	01	165,000
GRANTOR: COOK WILSON & DIANE P						
GRANTEE: FOLSOM TERRY						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2022] W49 FOP=[YR=2022] E48 N14 W48 S14$ S32 E34
FOP=[YR=2022] W21 S8 E21 N8$ E15 N32$.

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	0025	BARN,POLE	0	100	60	40	2,400.00	SF	12.50	12.50	100	2022	2022	3	97	29,100	
2	0700	PORT BLDG	0	100	20	12	240.00	SF	8.00	8.00	100	2022	2022	3	98	1,882	

LAND DESCRIPTION

TOTAL OB/XF 30,982

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	000110	C	SFR RURAL	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							
2	005970	A	TIMBER MIX 1	0			0.00	0.00	14.00	AC		1.00	1.00	1.00	325.00	325.00	4,550							

REVIEW DATE 03/28/2022 BY JSJS Total Acres: 15.00 Total Land Value: 19,550 Market: 105,000 Agricultural: 4,550 Common: 15,000 PRINTED 09/03/2025 BY SYS