13-4S-R-2W
P-14 M-50A
OR 1012 P 27

1.55 AC M/L
OR 136 P 478

GREENE JOSEPHINE/
40 GREENLIN VILLA RD
CRAWFORDVILLE, FL 32327

2024

13-4S-02W-000-01935-013

BUILDING CHARACTERISTICS

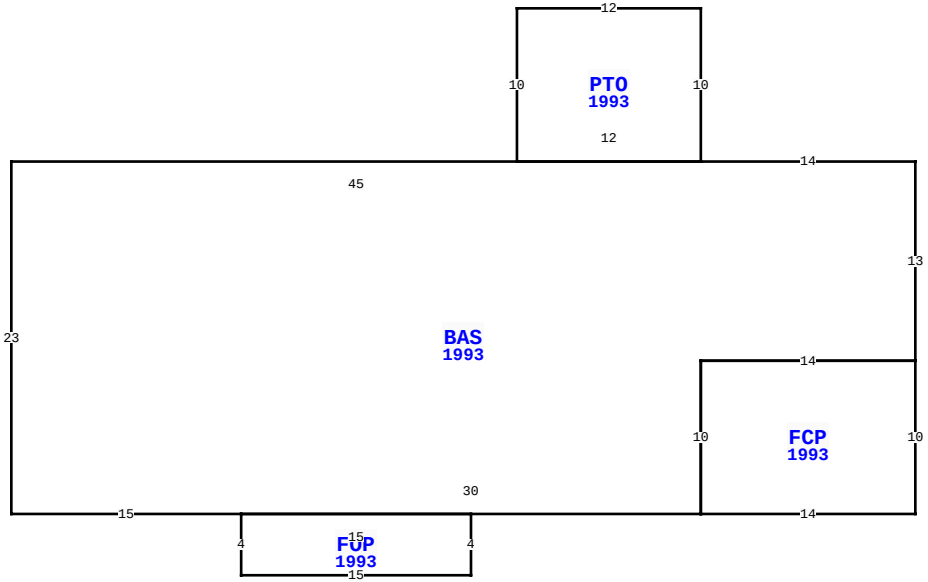
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	03	MASONRY 100
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	05	ASPH TILE 100
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		2 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	02	BELOW AVERAGE
DOR CODE	0100	SINGLE FAMILY
MAP NUM	5	MKT AREA 08
NEIGHBORHOOD/LOC	000	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,217	100	1993	1,217	53,684
FCP	140	25	1993	35	1,544
FOP	60	30	1993	18	794
PTO	120	5	1993	6	265
TOTALS	1,537			1,276	56,286

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,276	89.2925	84.83	108,243	1975	1975	0	0	0	48.00	52.00

1 SINGLE FAM 100% - 0 Heated Area: 1217 HX Base Yr



40 GREENLIN VILLA RD, CRAWFORDVILLE

BLD DATE	10/19/2017	MMJT	LGL DATE	10/19/2017	MMJT
XF DATE	08/14/2012	MMSR	LAND DATE		
INC DATE			AG DATE		

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	0211	CONCRETE W	0	100	34	3	102.00	SF	6.00	6.00	100	1990	1990	3	20	122	
2	0210	CONCRETE D	0	100	10	5	50.00	SF	6.00	6.00	100	1990	1990	3	20	60	

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		56,286
TOTAL MARKET OB/XF VALUE		182
TOTAL LAND VALUE - MARKET		11,625
TOTAL MARKET VALUE		68,093
SOH/AGL Deduction		14,392
ASSESSED VALUE		53,701
TOTAL EXEMPTION VALUE	HX HB	28,701
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		68,093
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		69,174

MM 5 YR CK, CH TRV, PU XFOBS.

5 YR PRCL CK, CHG INT, QUAL, UPDATE TRAVERSE

5 YR PRCL CH, DEL XFOB LN 1 (MH GONE)

PRMT 2009499-HVAC CHG OUT

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2009499	HVAC CHG OUT	0	06/12/2009

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1012/0027	9/23/2016	QC	U	I	14	100
GRANTOR: GREENE JOSEPHINE RESE						
GRANTEE: GREENE JANIE & GREE						
0136/0477	12/17/1987	WD	U	V		100
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W14 PTO=[YR=1993] N10 W12 S10 E12 $ W45 S23 E15 FOP=[YR=1993] S4 E15 N4 W15 $ E30 FCP=[YR=1993] E14 N10 W14 S10$ N10 E14 N13 $.

LAND DESCRIPTION

TOTAL OB/XF 182

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			0.00	0.00	1.55	AC		1.00	1.00	1.00	7,500.00	7,500.00	11,625							

REVIEW DATE 06/23/2022 BY MMLA Total Acres: 1.55 Total Land Value: 11,625 Market: 0 Agricultural: 0 Common: 11,625 PRINTED 04/29/2026 BY SYS