

LINZY MILL S/D
 LOT 10 BLK C
 OR 631 P 57

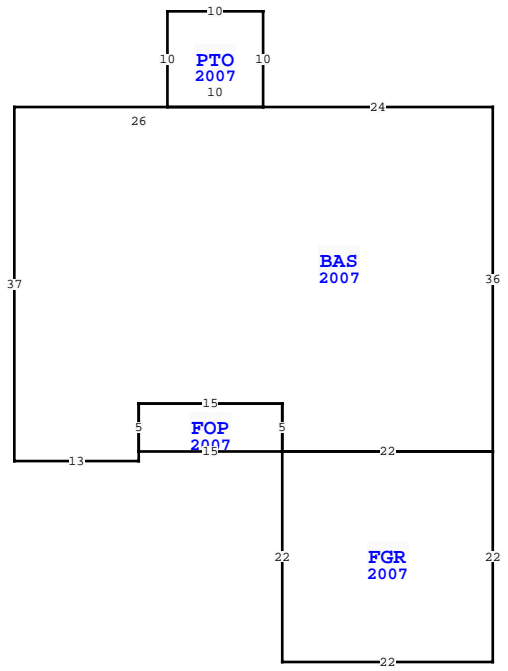
CIFTCI AHMET/CIFTCI ZANDRA
 30 ROSS DR
 CRAWFORDVILLE, FL 32327

2024

17-3S-01W-318-04457-C10

BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	05	HARDIE BRD 90			
Exterior Wall	19	COMMON BRK 10			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	08	SHT VINYL 50			
Interior Floo	14	CARPET 50			
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	2	MKT AREA 10			
NEIGHBORHOOD/LOC	318.00	1.10/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,738	100	2007	1,738	171,176
FGR	484	50	2007	242	23,835
FOP	75	30	2007	22	2,167
PTO	100	5	2007	5	492
TOTALS	2,397			2,007	197,670

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,007	112.2000	117.25	235,321	2007	2007	0	0	16.00	84.00		
1 SINGLE FAM 0% - 0 Heated Area: 1738 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		197,670	
TOTAL MARKET OB/XF VALUE		4,616	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		242,286	
SOH/AGL Deduction		0	
ASSESSED VALUE		242,286	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		242,286	
TOTAL JUST VALUE		242,286	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		226,993	
2024 TRIM RTS; NOT DELIVERABLE AS ADDRESSED			
5 YR PRCL CK NC JS			
5 YR PRCL CK, PU XFOB LN 4.			
5 YR PRCL CH, PU XFOB LN 3, PU FNDN & FRME			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2007834	SFD-CO	0	06/08/2007
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD SALE PRICE
1205/0119	4/21/2021	WD Q	I 01 220,000
GRANTOR: OSBORN CHRIS & KELLI			
GRANTEE: CIFTCI AHMET & ZAND			
0729/0853	9/28/2007	WD Q	I 201,900
GRANTOR: SOUTH COUNTY HOMES LL			
GRANTEE: OSBORN CHRIS & KELL			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=2007] W24 PTO=[YR=2007] N10 W10 S10 E10\$ W26 S37 E13 N1 FOP=[YR=2007] E15 N5 W15 S5\$ N5 E15 S5 FGR=[YR=2007] S22 E22 N22 W22\$ E22 N36\$.			

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	0	55	16	880.00	SF	6.00	6.00	100	2007	2007	3	30	1,584	
2	0211	CONCRETE W	0	0	38	4	152.00	SF	6.00	6.00	100	2007	2007	3	30	274	
3	0955	PRIVACY FE	0	0	0	0	193.00	LF	15.00	15.00	100	2008	2008	3	50	1,448	
4	0060	DECK WOOD	0	0	24	12	288.00	SF	5.00	5.00	100	2017	2017	3	91	1,310	
TOTALS																	

LAND DESCRIPTION														TOTAL OB/XF										
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	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							