

LINZY MILL S/D  
 LOT 16 BLK C  
 OR 631 P 57

OR 812 P 137

TRUCOTT ERIC/MORRISSEY SANDY  
 70 ROSS DRIVE  
 CRAWFORDVILLE, FL 32327

2024

17-3S-01W-318-04457-C16



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	12	HARDWOOD 70
Interior Floor	14	CARPET 30
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
BAS	1,411	100
FGR	420	50
FOP	25	30
FSP	100	55
PTO	169	5
TOTALS	2,125	

MARKET ADJUSTMENTS																												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																	
0100	01	1,692	118.1000	123.41	208,810	2019	2019	0	0	4.00	96.00																	
1 SINGLE FAM 0% - 2024 Heated Area: 1411 HX Base Yr																												
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>10/05/2020</th> <th>RTJ/T</th> <th>LGL DATE</th> <th></th> </tr> </thead> <tbody> <tr> <td>XF DATE</td> <td>10/05/2020</td> <td>RTJ/T</td> <td>LAND DATE</td> <td>10/05/2020 RTJ/T</td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> </tr> </tbody> </table>														BLD DATE	10/05/2020	RTJ/T	LGL DATE		XF DATE	10/05/2020	RTJ/T	LAND DATE	10/05/2020 RTJ/T	INC DATE			AG DATE	
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INC DATE			AG DATE																									

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		200,458	
TOTAL MARKET OB/XF VALUE		5,682	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		246,140	
SOH/AGL Deduction		0	
ASSESSED VALUE		246,140	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		246,140	
TOTAL JUST VALUE		246,140	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		230,084	
PU XFOB BY PRMT NO INSP LW			
5 YR PRCL CK, PU XFOB LN 3.			
ADD HX FOR 2020- HART			
5 YR PRCL CH, PU XFOB LN 1-2, PU NEW SFD			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN24-00000	SOLAR PANELS-CC		01/22/2024
20000164	SHED-CO	0	08/24/2020
19000064	SFD-CO	0	08/13/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1321/0007	7/08/2023	WD Q	Q	I	01	297,500
GRANTOR: HART RANDALL C & REBE						
GRANTEE: TRUCOTT ERIC & MORRISSEY SANDY						
1135/0422	12/20/2019	WD Q	Q	I	01	207,900
GRANTOR: PAFFORD PROPERTIES & ASSOCIATES						
GRANTEE: HART RANDALL C & REBE						

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	53	16	848.00	SF	6.00	6.00	100	2019	2019	3	85	4,325					
2	0211	CONCRETE W	0	0	13	5	65.00	SF	6.00	6.00	100	2019	2019	3	85	332					
3	0625	PORT WD UT	0	0	16	12	192.00	SF	6.00	6.00	100	2020	2020	3	89	1,025					
4	1450	SOLAR PANE	0	0	0	0	12.00	UT	0.00	0.00	100	2024	2023		100	0					
TOTALS														2,125		1,692	200,458				

BUILDING NOTES													
70 ROSS DR, CRAWFORDVILLE													

BUILDING DIMENSIONS													
BAS=[YR=2019] W11 PTO=[YR=2019] N13 W13 S13 E13\$													
FSP=[YR=2019] W13 S8 E10 R3 U3 N5\$ S5 D3 L3 W10 N8 W15													
S47 E11 N1 E11 N11 FOP=[YR=2019] S5 E5 N5 W5\$ E5 N9													
FGR=[YR=2019] S21 E20 N21 W20\$ E12 N26\$.													

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							