19-3S-1W P-8-1-M-59C
PARCEL IN SW 1/4 OF SEC 19
OR 53 P 879 & OR 156 P 186

SPEARS LOUIS C/SPEARS JOHNNIE M
3160 HAWKS LANDING DRIVE
TALLAHASSEE, FL 32309-7220

2024

19-3S-01W-000-04526-001

BUILDING CHARACTERISTICS

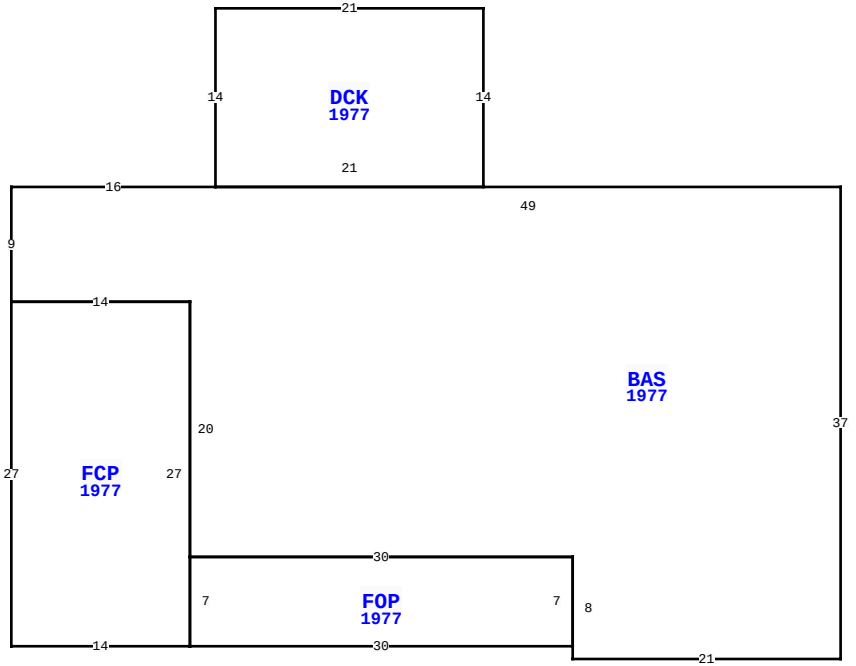
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	07	VYL PLANK 50
Interior Floo	10	LAMINATED 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		2 100
Bathrooms		1.5 100
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	000	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,773	100	1977	1,773	103,756
DCK	294	10	1977	29	1,697
FCP	378	25	1977	94	5,501
FOP	210	30	1977	63	3,687
TOTALS	2,655			1,959	114,641

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,959	110.0000	104.50	204,716	1977	1979	0	0	0	44.00	56.00

1 SINGLE FAM 0% - 0 Heated Area: 1773 HX Base Yr



416 REVADEE SPEARS RD, CRAWFORDVILLE

BLD DATE	05/17/2017	RTJT	LGL DATE		
XF DATE	05/17/2017	RTJT	LAND DATE	05/17/2017	RTJT
INC DATE			AG DATE		

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	114,641
TOTAL MARKET OB/XF VALUE	9,872
TOTAL LAND VALUE - MARKET	27,075
TOTAL MARKET VALUE	151,588
SOH/AGL Deduction	0
ASSESSED VALUE	151,588
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	151,588
TOTAL JUST VALUE	151,588
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	153,730

HVAC, CORR XFOB YR, PU XFOBS DEMO XFOB.
MM 5 YR CK, CH FLR, ADJ EYB 1977-1979 NEW
OBITS. REMOVE HX BOTH OWNERS DECEASED
JOHNNIE MERLE SPEARS DOD 12/1/2014 PER TALL

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0156/0186	8/01/1990	WD	U	V		2,941

GRANTOR:
GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1977] W49 DCK=[YR=1977] E21 N14 W21 S14$ W16 S9 E14 S20 E30 FOP=[YR=1977] W30 S7 FCP=[YR=1977] N27 W14 S27 E14$ E30 N7$ S8 E21 N37$.

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	0130	FIRE PLACE	0	0	0	0	1.00	UT	1,300.00	1,300.00	100	1977	1977	3	20	260	
2	0210	CONCRETE D	0	0	50	14	700.00	SF	6.00	6.00	100	1990	1990	3	20	840	
3	0620	WOOD UTL B	0	0	18	18	324.00	SF	6.00	6.00	100	1960	1960	3	20	389	
4	0935	OPEN SHED	0	0	45	18	810.00	SF	6.00	6.00	100	1980	1980	3	20	972	
5	0050	CARPORT UN	0	0	32	20	640.00	SF	9.00	9.00	100	2000	2000	3	57	3,283	
6	0211	CONCRETE W	0	0	31	3	93.00	SF	6.00	6.00	100	2019	2019	3	85	474	
7	0211	CONCRETE W	0	0	6	4	24.00	SF	6.00	6.00	100	2018	2018	3	80	115	
8	0375	WOOD WALK	0	0	12	4	48.00	SF	15.00	15.00	94	2020	2020	3	94	677	
9	0350	BOATDOCK A	0	0	0	0	134.00	SF	24.00	24.00	100	2020	2020	3	89	2,862	

LAND DESCRIPTION

TOTAL OB/XF 9,872

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	0			0.00	0.00	3.61	AC		1.00	1.00	1.00	7,500.00	7,500.00	27,075							

REVIEW DATE 06/15/2022 BY MMLA Total Acres: 3.61 Total Land Value: 27,075 Market: 0 Agricultural: 0 Common: 27,075 PRINTED 04/01/2026 BY SYS