

WOODVILLE SOUTH PHASE II
 LOT 21 OR 134 P 89
 OR 160 P 888 OR 310 P 628

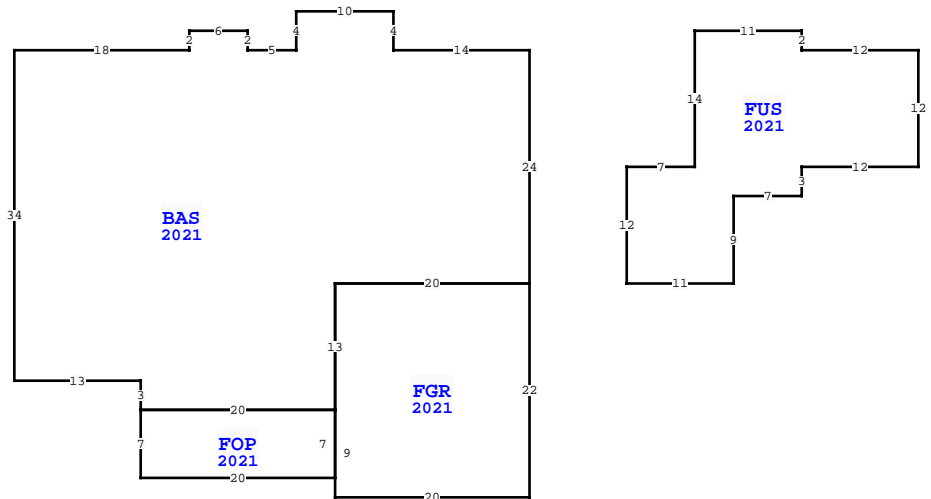
BYRD RICHARD/BYRD ADRIENNE AUSTIN
 310 OLD WOODVILLE RD
 CRAWFORDVILLE, FL 32327

2024

20-2S-01E-207-04917-021

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 Floo	07		VYL PLANK 70		
Interior Floo	14		CARPET 30		
Heating Type	04		AIR DUCTED 100		
Air Condition	03		CENTRAL 100		
Bedrooms			4 100		
Bathrooms			3 100		
Story Height			0 100		
Stories	1.5		1.5 100		
Units			0 100		
Quality	03		AVERAGE		
DOR CODE	0100		SINGLE FAMILY		
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	1,714	100	2021	1,714	180,167
FGR	440	50	2021	220	23,125
FOP	140	30	2021	42	4,415
FUS	451	100	2021	451	47,407
TOTALS	2,745			2,427	255,114

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,427	112.9000	107.26	260,320	2021	2021	0	0	2.00	98.00	
1 SINGLE FAM 100% - 2022 Heated Area: 2165 HX Base Yr 2022												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			255,114
TOTAL MARKET OB/XF VALUE			7,029
TOTAL LAND VALUE - MARKET			43,810
TOTAL MARKET VALUE			305,953
SOH/AGL Deduction			55,631
ASSESSED VALUE			250,322
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			200,322
TOTAL JUST VALUE			305,953
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			308,818
COA PER NCOA REPORT			
2022 PORT FROM 00-00-072-331-10157-071			
PU NEW SFD & XFOB C/O 12/13/21			
5 YR PRCL CK, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000470	SFD	0	05/07/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1187/0591	1/06/2021	WD	Q	V	01	70,800
GRANTOR: BROWN DANNY L						
GRANTEE: BYRD RICHARD & ADRI						
1089/0623	10/25/2018	WD	Q	V	01	46,000
GRANTOR: RANDOLPH RANDALL T &						
GRANTEE: BROWN DANNY L						

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	100	50	14	700.00	SF	6.00	6.00	100	2021	2021	3	93	3,906	
2	0210	CONCRETE D	0	100	17	8	136.00	SF	6.00	6.00	100	2021	2021	3	93	759	
3	0211	CONCRETE W	0	100	50	4	200.00	SF	6.00	6.00	100	2021	2021	3	93	1,116	
4	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	2021	2021	3	96	1,248	
TOTALS													7,029				

LAND DESCRIPTION																								
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	100			0.00	0.00	6.74	AC		1.00	1.00	1.00	6,500.00	6,500.00	43,810							