26 3S 2W P-8-M-48
ALL THAT PART OF SE 1/4 OF
SE 1/4 LYING S OF AARAN &

RAKER BARBARA LIVING TRUST AGR
570 ARRAN ROAD
CRAWFORDVILLE, FL 32327

2024

26-3S-02W-000-01629-000

BUILDING CHARACTERISTICS

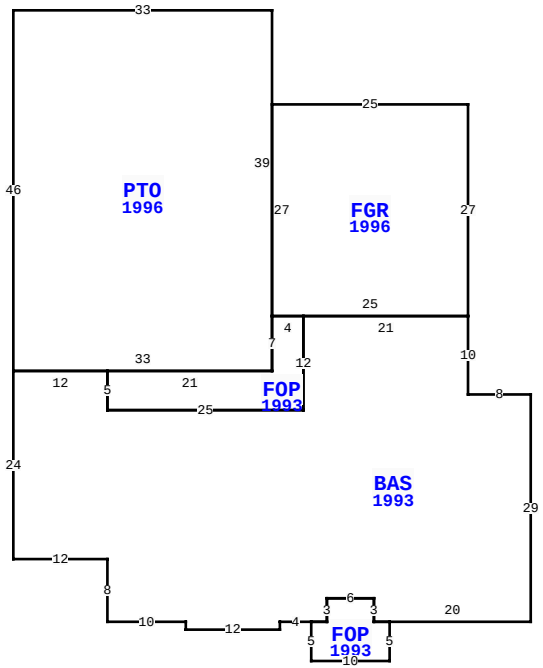
ELEMENT	CD	CONSTRUCTION
Foundation	01	WOOD FRAME 100
Frame	02	WOOD FRAME 100
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 50
Interior Wall	06	CUST PANEL 50
Interior Floo	14	CARPET 100
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		4 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	03	AVERAGE
DOR CODE	5000	IMPRVD AG RES
MAP NUM	5	MKT AREA 10
NEIGHBORHOOD/LOC	000	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,008	100	1993	2,008	91,179
FGR	675	50	1996	338	15,348
FOP	68	30	1993	20	908
FOP	153	30	1993	46	2,089
PTO	1,518	5	1996	76	3,451
TOTALS	4,422			2,488	112,975

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,488	119.5000	113.52	282,438	1960	1960	0	0	0	60.00	40.00

1 SINGLE FAM 0% - 0 Heated Area: 2008 HX Base Yr



542 ARRAN RD, CRAWFORDVILLE

BLD DATE	06/24/2019	MMAK	LGL DATE
XF DATE	06/24/2019	MMAK	LAND DATE 06/24/2019 MMAK
INC DATE			AG DATE

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	112,975
TOTAL MARKET OB/XF VALUE	15,298
TOTAL LAND VALUE - MARKET	90,900
TOTAL MARKET VALUE	146,393
SOH/AGL Deduction	0
ASSESSED VALUE	146,393
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	146,393
TOTAL JUST VALUE	219,173
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	142,543

2022 AG RENEWAL RECD

5 YR PRCL CH, PU XFOB LN 7

RAKER ALLENE MCKENZIE DOD 5-1-2019 DC

2019 AG RENEWAL REC'D

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000193	INTERIOR/EXTERIOR		03/25/2024
16000487	STORAGE SHED-CO	0	05/19/2016
2014999	MECH	0	12/19/2014
20071237	UTL BLDG	0	09/14/2007
29618	MET RF	0	11/21/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1147/0098	4/16/2020	WD	U	I	30	100
GRANTOR: RAKER BARBARA J						
GRANTEE: RAKER BARBARA LIVIN						
1147/0094	4/16/2020	TR	U	I	18	100
GRANTOR: RAKER ALLENE LIVING T						
GRANTEE: RAKER BARBARA J						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W21 FOP=[YR=1993] W4 PTO=[YR=1996] N39 W33 S46 E33 N7$ S7 W21 S5 E25 N12 $ S12 W25 N5 W12 S24 E12 S8 E10 S1 E12 N1 E4 FOP=[YR=1993] S5 E10 N5 W2 N3 W6 S3 W2 $ E2 N3 E6 S3 E20 N29 W8 N10$ FGR=[YR=1996] N27 W25 S27 E25$.

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	0210	CONCRETE D	0	0	0	0	8,270.00	SF	6.00	6.00	100	1993	1993	3	20	9,924	
2	0030	BARN,POLE	0	0	24	60	1,440.00	SF	9.00	9.00	100	1980	1980	3	20	2,592	
3	0130	FIRE PLACE	0	0	0	0	1.00	UT	1,300.00	1,300.00	100	1960	1960	3	20	260	
4	0211	CONCRETE W	0	0	32	4	128.00	SF	6.00	6.00	100	1993	1993	3	20	154	
5	0700	PORT BLDG	0	0	24	12	288.00	SF	8.00	8.00	100	2007	2007	3	68	1,567	
6	0625	PORT WD UT	0	0	10	16	160.00	SF	6.00	6.00	100	2016	2016	3	72	691	
7	0630	METAL UTL	0	0	8	4	32.00	SF	8.00	8.00	100	2010	2010	3	43	110	

LAND DESCRIPTION

TOTAL OB/XF 15,298

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	000110	C	SFR RURAL	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							
2	005400	A	TIMBER 1 PLA	0			0.00	0.00	6.37	AC		1.00	1.00	1.00	325.00	325.00	2,070							
3	005970	A	TIMBER MIX 1	0			0.00	0.00	3.00	AC		1.00	1.00	1.00	325.00	325.00	975							
4	005996	A	AG WETLAND	0			0.00	0.00	0.75	AC		1.00	1.00	1.00	100.00	100.00	75							

REVIEW DATE 06/24/2019 BY MMAK Total Acres: 11.12 Total Land Value: 18,120 Market: 75,900 Agricultural: 3,120 Common: 15,000 PRINTED 05/06/2026 BY SYS