

MERIDA BLANCA SUB LOT 7
 OR 547 P 15 OR 598 P 565
 OR 634 P 166 OR 741 P 304

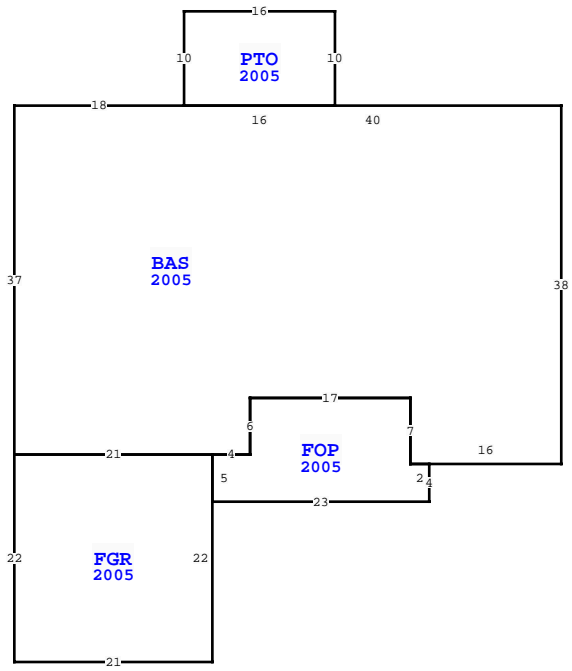
NELSON CLIFTON W/NELSON SUSAN A
 170 MARIA DEL CARMEN LN
 CRAWFORDVILLE, FL 32327

2024

30-2S-01E-305-04953-A07

ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame			N/A	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	11		CLAY TILE	50	
Interior Floor	14		CARPET	50	
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	07		GOOD		
DOR CODE	0100		SINGLE FAMILY		
MAP NUM	1		MKT AREA	09	
NEIGHBORHOOD/LOC	305.00		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,060	100	2005	2,060	218,684
FGR	462	50	2005	231	24,522
FOP	215	30	2005	64	6,794
PTO	160	5	2005	8	850
TOTALS	2,897			2,363	250,849

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 2018		305,914	2005	2005	0	0	0	18.00	82.00	
Heated Area: 2060 HX Base Yr 2018													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE			250,849
TOTAL MARKET OB/XF VALUE			14,715
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			320,564
SOH/AGL Deduction			134,318
ASSESSED VALUE			186,246
TOTAL EXEMPTION VALUE			50,000
BASE TAXABLE VALUE			136,246
TOTAL JUST VALUE			320,564
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			324,556
5 YR PRCL CH, PU XFOB LN 6-7			
5 YR PRCL CK, PU XFOB LN 4, 5			
-NELSON			
RECEIVED DR501R, ADDED HX AND PORT FOR 2018			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2000576	MECH-CO	0	12/15/2020
19000420	POLE BARN-CO	0	04/04/2019
2005887	SFD	0	06/28/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1047/0755	9/21/2017	WD Q	Q	I	01	249,900
GRANTOR: COGGINS TROY L & GROV						
GRANTEE: NELSON CLIFTON W &						
0966/0575	3/31/2015	WD Q	Q	I	01	229,000
GRANTOR: GEMUEND THOMAS & PATR						
GRANTEE: COGGINS TROY L & GR						

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	0130	FIRE PLACE	0	100	0	1.00	UT	1,300.00	1,300.00	100	2005	2005	3	64	832	
2	0210	CONCRETE D	0	100	0	2,253.00	SF	6.00	6.00	100	2005	2005	3	24	3,244	
3	0211	CONCRETE W	0	100	0	198.00	SF	6.00	6.00	100	2005	2005	3	24	285	
4	0955	PRIVACY FE	0	100	0	98.00	LF	15.00	15.00	100	2015	2015	3	83	1,220	
5	0625	PORT WD UT	0	100	12	120.00	SF	6.00	6.00	100	2015	2015	3	67	482	
6	0050	CARPORT UN	0	100	35	700.00	SF	9.00	9.00	100	2019	2019	3	92	5,796	
7	0630	METAL UTL	0	100	35	420.00	SF	8.00	8.00	100	2019	2019	3	85	2,856	
TOTALS														14,715		

BUILDING NOTES			
170 MARIA DEL CARMEN LN, CRAWFORDVILLE			

BUILDING DIMENSIONS			
BAS=[YR=2005] W40 PTO=[YR=2005] N10 E16 S10 W16\$ W18 S37			
FGR=[YR=2005] S22 E21 N22 W21\$ E21 FOP=[YR=2005] S5 E23 N4			
W2 N7 W17 S6 W4\$ E4 N6 E17 S7 E 16 N38\$.			

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	100			356.00	612.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							