

THE FLOWERS PHASE I LOT 31  
 OR 837 P 318 OR 837 P 321  
 OR 842 P 689 OR 842 P 690

MCKEE MEGAN S  
 113 NANDINA WAY  
 CRAWFORDVILLE, FL 32327

**2024**

31-2S-01W-337-04177-031

ELEMENT		CD	CONSTRUCTION
Foundation	02	CONCR	SLAB 100
Frame	02	WOOD	FRAME 100
Exterior Wall	05	HARDIE BRD	90
Exterior Wall	20	FACE	BRICK 10
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	10	LAMINATED	60
Interior Floor	14	CARPET	40
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	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	337.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,520	100	2010
FGR	440	50	2010
FOP	38	30	2010
PTO	160	5	2010
TOTALS	2,158		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	0%	- 0									Heated Area: 1520 HX Base Yr	
BLD DATE	06/25/2018	MMTP	LGL DATE	01/04/2020	JB								
XF DATE	06/25/2018	MMTP	LAND DATE										
INC DATE			AG DATE										

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	165,000		
TOTAL MARKET OB/XF VALUE	7,040		
TOTAL LAND VALUE - MARKET	50,000		
TOTAL MARKET VALUE	222,040		
SOH/AGL Deduction	0		
ASSESSED VALUE	222,040		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	222,040		
TOTAL JUST VALUE	222,040		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	214,572		
MM 2022 5 YR CK NC			
5 YR PRCL CHK PU XF0B LN4			
5 YR PRCL CH, CORR EXW			
CORRECTED SALE DATE ON OR964/858.			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2010960	SFD-CO	0	09/16/2010
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD
0964/0858	3/14/2015	WD Q	I 01
GRANTOR: JORDAN MICHAEL SCOTT	SALE PRICE		
GRANTEE: MCKEE MEGAN S	181,000		
0842/0690	12/29/2010	WD Q	I 01
GRANTOR: BOYNTON BEN C	SALE PRICE		
GRANTEE: JORDAN MICHAEL SCOT	174,000		
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=2010] W15 N5 W11 PTO=[YR=2010] N5 W16 S10 E15 U1 R1 N4\$ S4 L1 D1 W26 S30 E13 FOP=[YR=2010] S2 E7 N6 W6 S4 W1\$ E1 N4 E17 FGR=[YR=2010] S20 E22 N20 W22\$ E25 N10 W3 N16\$.			

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	88	12	1,056.00	SF	6.00	6.00	100	2010	2010	3	43	2,724	
2	0211	CONCRETE W	0	0	64	4	256.00	SF	6.00	6.00	100	2010	2010	3	43	660	
3	0955	PRIVACY FE	0	0	0	0	330.00	LF	15.00	15.00	100	2010	2010	3	60	2,970	
4	0210	CONCRETE D	0	0	0	0	266.00	SF	6.00	6.00	100	2010	2010	3	43	686	
TOTAL OB/XF 7,040																	

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	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							