

THE FLOWERS PHASE I
 LOT 163 OR 837 P 318
 OR 837 P 321 OR 932 P 653

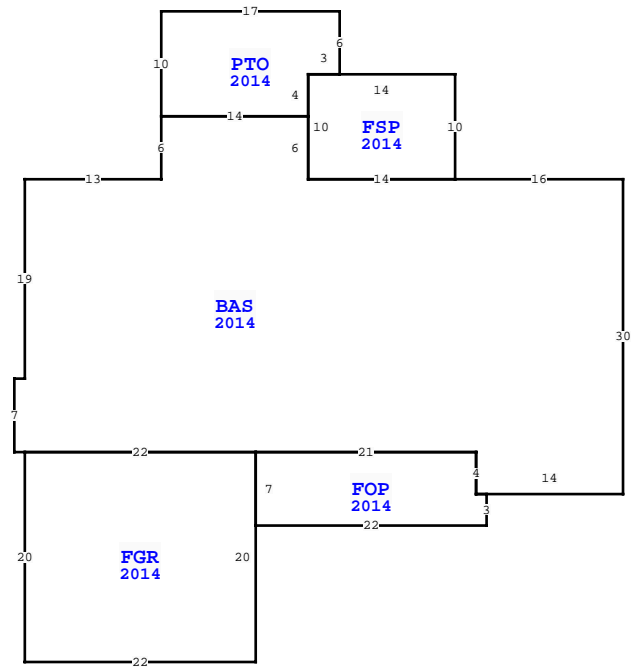
WALLACE DYLAN JACOB/WALLACE SLOAN BARWICK
 112 NANDINA WAY
 CRAWFORDVILLE, FL 32327

2024

31-2S-01W-337-04177-163


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
12	HARDWOOD 80				
14	CARPET 20				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
2	MKT AREA	10			
337.00		1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,629	100	2014	1,629	163,923
FGR	440	50	2014	220	22,138
FOP	150	30	2014	45	4,528
FSP	140	55	2014	77	7,749
PTO	158	5	2014	8	805
TOTALS	2,517			1,979	199,143

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,979	116.4000	110.58	218,838	2014	2014	0	0	9.00	91.00	
1 SINGLE FAM 100% - 2021 Heated Area: 1629 HX Base Yr 2021												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		199,143	
TOTAL MARKET OB/XF VALUE		12,015	
TOTAL LAND VALUE - MARKET		50,000	
TOTAL MARKET VALUE		261,158	
SOH/AGL Deduction		16,368	
ASSESSED VALUE		244,790	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		194,790	
TOTAL JUST VALUE		261,158	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		253,544	
20 PORT TO MADISON - CHESTER			
MM 2022 5 YR CK NC			
2021 HX APPLIED WALLACE			
ADD HX FOR 2020- CHESTER			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2014108	SFD-CO	0	02/11/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1175/0220	10/21/2020	WD Q	Q	I	01	265,000
GRANTOR: CHESTER PATRICK J & K						
GRANTEE: WALLACE DYLAN JACOB						
1100/0088	2/11/2019	WD Q	Q	I	01	228,000
GRANTOR: BURKE ALAN						
GRANTEE: CHESTER PATRICK J &						

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	0	1,639.00	SF	6.00	6.00	100	2014	2014	3	67	6,589	
2	0211	CONCRETE W	0	100	68	272.00	SF	6.00	6.00	100	2014	2014	3	67	1,093	
3	0955	PRIVACY FE	0	100	0	332.00	LF	15.00	15.00	100	2016	2016	3	87	4,333	

BLD DATE		11/08/2018	MMTP		LGL DATE		
XF DATE		11/08/2018	MMTP		LAND DATE		01/04/2020
INC DATE					AG DATE		

BUILDING NOTES	
BAS=[YR=2014] W16 FSP=[YR=2014] N10 W14 S10 E14\$ W14 N6	
PTO=[YR=2014] N4 E3 N6 W17 S10 E14\$ W14 S6 W13 S19 W1 S7 E1	
FGR=[YR=2014] S20 E22 N20 W22\$ E22 FOP=[YR=2014] S7 E22 N3 W1	
N4 W21\$ E21 S4 E14 N30\$.	

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	DPHT 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	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000									