

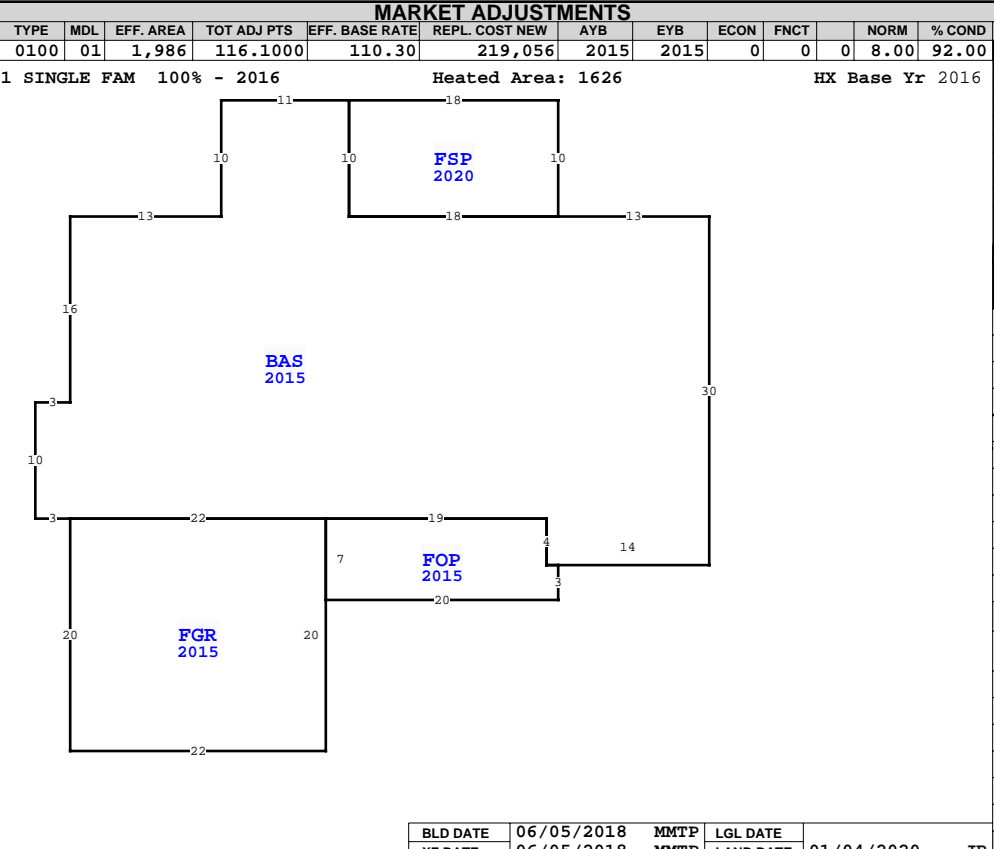
THE FLOWERS PHASE I LOT 179
 OR 837 P 318 OR 837 P 321
 OR 945 P 171 OR 969 P 356

DUCASSE KAYLA MARIE/DUCASSE ZACHARY EARL
 67 GERANIUM TRACE
 CRAWFORDVILLE, FL 32327

2024

31-2S-01W-337-04177-179

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 70				
14	CARPET 30				
13	HEAT PUMP 100				
13	HEAT PUMP 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	1,626	100	2015	1,626	165,000
FGR	440	50	2015	220	22,325
FOP	136	30	2015	41	4,160
FSP	180	55	2020	99	10,046
TOTALS	2,382			1,986	201,532



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VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	201,532			
TOTAL MARKET OB/XF VALUE	6,513			
TOTAL LAND VALUE - MARKET	50,000			
TOTAL MARKET VALUE	258,045			
SOH/AGL Deduction	69,947			
ASSESSED VALUE	188,098			
TOTAL EXEMPTION VALUE	HX HB SX 100,000			
BASE TAXABLE VALUE	88,098			
TOTAL JUST VALUE	258,045			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	250,710			
DC OR 1362 P 442 - ROBERT FRIDOLPH ANDERSON - DOD				
HX OK FOR 2024 - RECHECK 2025 FOR SUSAN ANDERSON				
H4 - MAILED QUESTIONNAIRE DUE TO NOTE DATED 8/31/2				
2023 TRIM RTND, COA				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
2014665	SFD-CO	0	08/06/2014	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1362/0456	5/24/2024	WD Q	Q I 01	365,000
GRANTOR: ANDERSON SUSAN E				
GRANTEE: DUCASSE KAYLA MARIE				
0969/0356	5/05/2015	WD Q	I 01	188,000
GRANTOR: TFB HOLDINGS INC.				
GRANTEE: ANDERSON ROBERT & S				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2015] W13 FSP=[YR=2020] N10 W18 S10 E18\$ W18 N10 W11 S10 W13 S16 W3 S10 E3 FGR=[YR=2015] S20 E22 N20 W22\$ E22 FOP=[YR=2015] S7 E20 N3 W1 N4 W19\$ E19 S4 E14 N30\$.				

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	98	12		1,176.00	SF	6.00	100	2015	2015	3	67	4,728
2	0211	CONCRETE W	0	100	64	4		256.00	SF	6.00	100	2015	2015	3	67	1,029
3	0210	CONCRETE D	0	100	0	0		188.00	SF	6.00	100	2015	2015	3	67	756
TOTAL OB/XF														6,513		

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