

SUMMER WIND SUB  
BLK A LOT 19 & BLK F LOT 8  
ALSO LOT 7-B ROSE DALE SUB

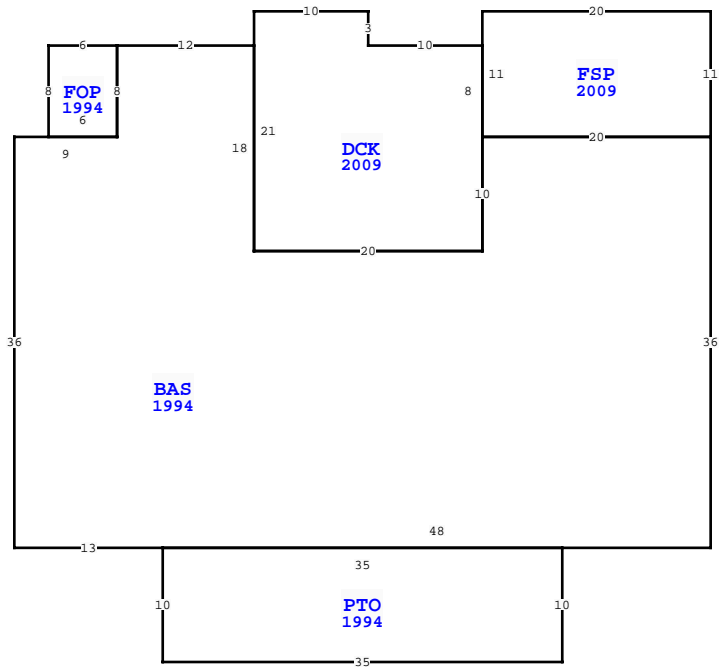
FREER RANDALL C/FREER ELIZABETH M  
172 SUMMERWIND CIR W  
CRAWFORDVILLE, FL 32327

**2024**

32-2S-01E-173-04983-A19

ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	21	WOOD	FRAME	100	
Exterior Wall	01	STONE	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR	MT	100	
Interior Wall	05	DRYWALL	100		
Interior Floor	12	HARDWOOD	50		
Interior Floor	14	CARPET	50		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	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	1	MKT AREA		09	
NEIGHBORHOOD/LOC	173.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,092	100	1994	2,092	178,158
DCK	390	10	2009	39	3,321
FOP	48	30	1994	14	1,192
FSP	220	55	2009	121	10,305
PTO	350	5	1994	18	1,533
TOTALS	3,100			2,284	194,509

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%	- 2007								
Heated Area: 2092 HX Base Yr 2007											



WAKULLA COUNTY PROPERTY				PAGE 1 of 2	3	
VALUATION SUMMARY				STANDARD		
VALUATION BY		Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		215,268				
TOTAL MARKET OB/XF VALUE		25,390				
TOTAL LAND VALUE - MARKET		125,875				
TOTAL MARKET VALUE		366,533				
SOH/AGL Deduction		125,829				
ASSESSED VALUE		240,704				
TOTAL EXEMPTION VALUE		HX HB 50,000				
BASE TAXABLE VALUE		190,704				
TOTAL JUST VALUE		366,533				
NCON VALUE		0				
INCOME VALUE						
PREVIOUS YEAR MKT VALUE		345,637				
INCR EYB 1993-1995 HVAC-CC 10-2022						
QC FW						
POWER						
CH RCVR, CH A/C & HTTP CARD 2, MH HAS NO						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
OB22-000408	HVAC-CC	0	06/24/2022			
18178	N/A	0	01/15/1994			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0637/0704	1/27/2006	WD Q	Q	I		190,000
GRANTOR: SHARMAN ROBERT P JR						
GRANTEE: FREER RANDALL C & E						
0616/0480	9/26/2005	QC Q	Q	I	01	100
GRANTOR: DEBORAH REESE SMITH						
GRANTEE: ROBERT P SHARMAN JR						
BUILDING NOTES						
BUILDING DIMENSIONS						
FSP=[YR=2009] W20 S11 E20 BAS=[YR=1994] W20 DCK=[YR=2009] N8 W10 N3 W10 S21 E20 N10\$ S10 W20 N18 W12 FOP=[YR=1994] W6 S8 E6 N8\$ S8 W9 S36 E13 PTO=[YR=1994] S10 E35 N10 W35\$ E48 N36\$ N11\$.						

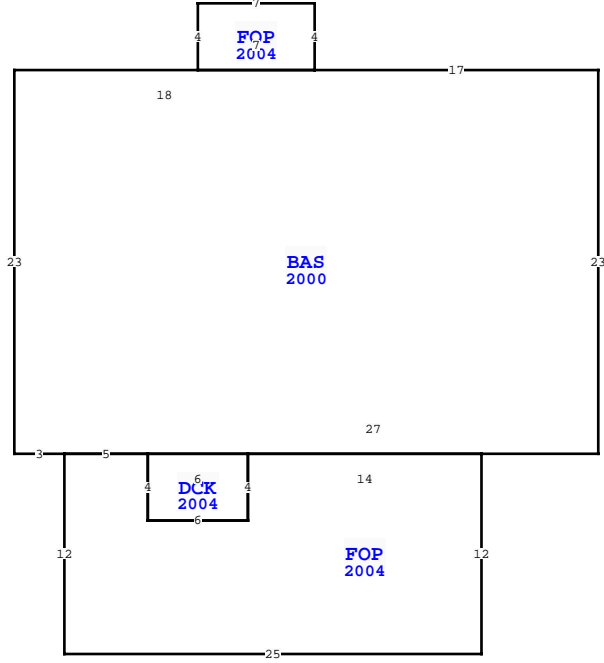
EXTRA FEATURES																
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0140	FIRE PLACE	0	100	0	1.00	UT	1,900.00	1,900.00	100	1965	1965	3	20	380	
2	0051	CARPORT UN	0	100	18	28	SF	12.00	12.00	100	2009	2009	3	72	4,355	
3	0940	OPEN SHED	0	100	12	18	SF	4.00	4.00	100	2009	2009	3	39	337	
4	0211	CONCRETE W	0	100	24	4	SF	6.00	6.00	100	2006	2006	3	27	156	
5	0060	DECK WOOD	0	100	6	11	SF	5.00	5.00	100	2009	2009	3	55	182	
6	0740	UNFINISH O	0	100	7	9	SF	11.00	11.00	100	2009	2009	3	72	499	
7	0940	OPEN SHED	0	100	29	12	SF	4.00	4.00	100	2018	2018	3	80	1,114	
8	0940	OPEN SHED	0	100	12	24	SF	4.00	4.00	100	2018	2018	3	80	922	
9	0170	GARAGE UNF	0	100	29	24	SF	25.00	25.00	100	2003	2003	3	60	10,440	
10	0620	WOOD UTL B	0	100	10	12	SF	6.00	6.00	100	2009	2009	3	39	281	

LAND DESCRIPTION												TOTAL OB/XF				18,666								
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	000201	C	MH	100			0.00	0.00	2.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	100,000							
2	000201	C	MH	100			0.00	0.00	3.45	AC		1.00	1.00	1.00	7,500.00	7,500.00	25,875							



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	26	AL SIDING	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	04	PLYWOOD	100
Interior Floo	14	CARPET	80
Interior Floo	08	SHT VINYL	20
Heating Type	01	NONE	100
Air Condition	01	NONE	100
Bedrooms		2	100
Bathrooms		2	100
Stories	1.	1.	100
Class	00	N/A	100
Units		0	100
Quality	02	BELOW AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	1	MKT AREA	09
NEIGHBORHOOD/LOC	173.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	805	100	2000
DCK	24	10	2004
FOP	28	35	2004
FOP	276	35	2004
TOTALS	1,133		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MOBILE HOM	100%	- 2007		56.78	51,897	1981	1981	0	0	60.00	40.00
Heated Area: 805 HX Base Yr 2007												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 2 of 2
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		215,268	
TOTAL MARKET OB/XF VALUE		25,390	
TOTAL LAND VALUE - MARKET		125,875	
TOTAL MARKET VALUE		366,533	
SOH/AGL Deduction		125,829	
ASSESSED VALUE		240,704	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		190,704	
TOTAL JUST VALUE		366,533	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		345,637	
PU NEW TRAV, DEL XFOB 0620, 0940, PU XFOBS			
MOVED BLDG (2)FROM PRCL 04975-0B7 PER COMBINE			
PER OWNERS REQ VIA OFC			
3.45 AC COMBINED INTO PRCL FROM 04975-0B7			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0637/0704	1/27/2006	WD	Q	I		190,000
GRANTOR: SHARMAN ROBERT P JR						
GRANTEE: FREER RANDALL C & E						
0616/0480	9/26/2005	QC	Q	I	01	100
GRANTOR: DEBORAH REESE SMITH						
GRANTEE: ROBERT P SHARMAN JR						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
11	0050	CARPORT UN	0	100	12	26		9.00	9.00	100	2018
12	0940	OPEN SHED	0	100	11	24		4.00	4.00	100	2018
13	0700	PORT BLDG	0	100	8	8		8.00	8.00	100	2000
14	0955	PRIVACY FE	0	100	0	0		15.00	15.00	100	2013

TOTAL OB/XF											
BLD DATE	XF DATE	INC DATE	FRJS	LGL DATE	LAND DATE	AG DATE	08/24/2021	FRJS	08/24/2021	FRJS	6,724
172 W SUMMERWIND CIR, CRAWFORDVILLE											

BUILDING NOTES											
BAS=[YR=2000] W17 FOP=[YR=2004] N4 W7 S4 E7\$ W18 S23 E3 FOP=[YR=2004] S12 E25 N12 W14 S4 W6 N4 W5\$ E5 DCK=[YR=2004] S4 E6 N4 W6\$ E27 N23\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T