

SELLARS CROSSING SUB LOT 15
 OR 808 P 424 OR 834 P 728
 OR 867 P 591 OR 866 P 515

BULLOCH STEVEN
 139 SELLARS DR
 CRAWFORDVILLE, FL 32327

2024

32-2S-01E-346-04979-015

ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 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 Floo	14	CARPET 90
Interior Floo	10	LAMINATED 10
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	346.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,944	100
FGR	625	50
FOP	126	30
FSP	110	55
PTO	220	5
TOTALS	3,025	

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% - 2020		103.17	243,997	2016	2016	0	0	7.00	93.00
Heated Area: 1944 HX Base Yr 2020											
BLD DATE	10/18/2021		JSJS	LGL DATE							
XF DATE	10/18/2021		JSJS	LAND DATE	10/18/2021		JSJS				
INC DATE											

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY	STANDARD					
Tax Group: 3	Tax Dist:					
BUILDING MARKET VALUE	226,917					
TOTAL MARKET OB/XF VALUE	3,742					
TOTAL LAND VALUE - MARKET	48,500					
TOTAL MARKET VALUE	279,159					
SOH/AGL Deduction	27,179					
ASSESSED VALUE	251,980					
TOTAL EXEMPTION VALUE	50,000			HX HB		
BASE TAXABLE VALUE	201,980					
TOTAL JUST VALUE	279,159					
NCON VALUE	0					
INCOME VALUE						
PREVIOUS YEAR MKT VALUE	245,417					
PLOT VERIFIED BY JEFF ON 8/1/2023.						
VERIFIED 5YR PRCL CH; PLOT NEEDS REVIEW						
5 YR PRCL CH						
ADD HX FOR 2020-BULLOCH						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
15000843	SFD-CO	0	10/14/2015			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1129/0190	10/17/2019	WD	Q	I	01	230,000
GRANTOR: HOLMAN ROLANDA						
GRANTEE: BULLOCH STEVEN						
0980/0461	9/08/2015	WD	Q	V	01	10,500
GRANTOR: REMKE STEPHEN J & BRE						
GRANTEE: HOLMAN ROLANDA						
BUILDING NOTES						
BUILDING DIMENSIONS						
FGR=[YR=2016] W25 BAS=[YR=2016] W3 PTO=[YR=2019] E22 N10 W22 S10\$ FSP=[YR=2016] N10 W11 S10 E11\$ W43 S45 E25 N6 E21 FOP=[YR=2016] W21 S6 E21 N6\$ N39\$ S25 E25 N25\$.						

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	2016	2016	3	86	1,118		
2	0700	PORT BLDG	0	100	12	120.00	SF	8.00	8.00	100	2019	2019	3	92	883		
3	0030	BARN, POLE	0	100	12	120.00	SF	9.00	9.00	100	2019	2019	3	85	918		
4	0940	OPEN SHED	0	100	22	242.00	SF	4.00	4.00	100	2019	2019	3	85	823		
TOTALS												3,742					

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	48,500.00	48,500.00	48,500							