

AUDUBON FOREST LOT 31  
 OR 290 P 887 OR 395 P 499  
 OR 395 P 500

ILAGAN MARIA TERESA  
 227 DUNCAN DR  
 CRAWFORDVILLE, FL 32327

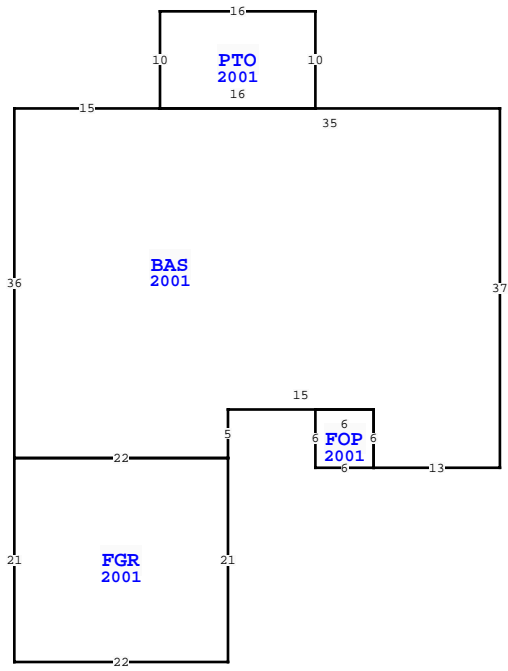
2024

36-3S-02W-182-01763-031



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 70				
19	COMMON BRK 30				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
08	SHT VINYL 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	Bedrooms	3	100		
	Bathrooms	2	100		
	Story Height	0	100		
1.	1. 100				
	Units	0	100		
03	AVERAGE				
0100	SINGLE FAMILY				
5	MKT AREA		10		
182.00	1.10/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,738	100	2001	1,738	159,518
FGR	462	50	2001	231	21,202
FOP	36	30	2001	11	1,009
PTO	160	5	2001	8	734
TOTALS	2,396			1,988	182,464

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,988	112.6000	117.67	233,928	2001	2001	0	0	22.00	78.00
1 SINGLE FAM 100% - 2003 Heated Area: 1738 HX Base Yr 2003											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		182,464	
TOTAL MARKET OB/XF VALUE		2,995	
TOTAL LAND VALUE - MARKET		45,000	
TOTAL MARKET VALUE		230,459	
SOH/AGL Deduction		83,729	
ASSESSED VALUE		146,730	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		96,730	
TOTAL JUST VALUE		230,459	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		232,814	
FR, 5 YR CK, NC.			
5 YR PRCL CH, N/C			
XFOB LN 2-3			
CORR TRAV, PU CORR DIMENS & SF XFOB LN 1, PU			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
027236	HSE	0	12/05/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0395/0500	12/05/2000	WD Q	Q	V		16,300
GRANTOR: CENTURY DEVELOPMENT O						
GRANTEE: ILAGAN MARIA TERESA						
0395/0499	12/05/2000	WD U	U	V		16,300
GRANTOR: ILAGAN MARIA TERESA						
GRANTEE:						

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	104	11			6.60	100	2001	2001	3	20	1,510	
2	0211	CONCRETE W	0	100	69	3			6.60	100	2001	2001	3	20	273	
3	0140	FIRE PLACE	0	100	0	0			2,090.00	100	2001	2001	3	58	1,212	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2001] W35 PTO=[YR=2001] E16 N10 W16 S10\$ W15 S36	
FGR=[YR=2001] S21 E22 N21 W22\$ E22 N5 E15 FOP=[YR=2001] W6 S6 E6 N6\$ S6 E13 N37\$.	

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	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	45,000.00	45,000.00	45,000							