

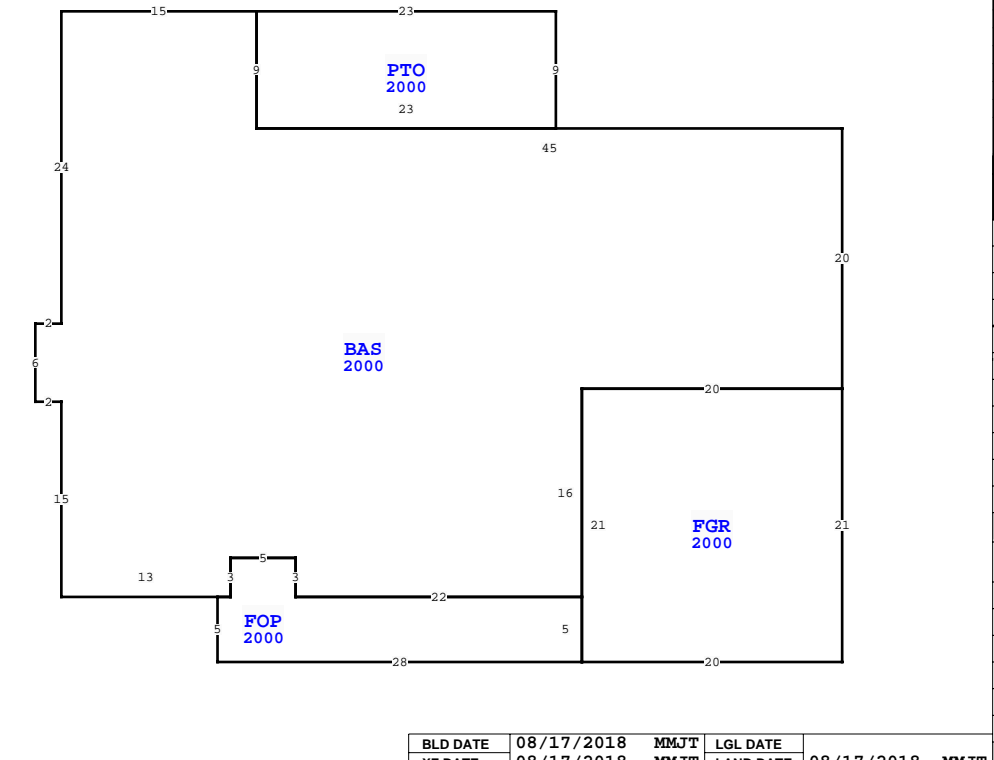
AUDUBON FOREST LOT 42
 OR 290 P 887 OR 395 P 133
 OR 408 P 849 OR 468 P 632

BROWN-SLATER ANDREA M
 76 DUNCAN DRIVE
 CRAWFORDVILLE, FL 32327

2024

36-3S-02W-182-01763-042


ELEMENT		CD	CONSTRUCTION
Foundation	02	CONCR	SLAB 100
Frame	02	WOOD	FRAME 100
Exterior Wall	05	HARDIE BRD	70
Exterior Wall	19	COMMON BRK	30
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	08	SHT VINYL	50
Interior Floo	14	CARPET	50
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		4	100
Bathrooms		2	100
Story Height		0	100
Stories	0	0	100
Units		0	100
Quality	03	AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	5	MKT AREA	10
NEIGHBORHOOD/LOC	182.00	1.10/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,972	100	2000
FGR	420	50	2000
FOP	155	30	2000
PTO	207	5	2000
TOTALS	2,754		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,238	113.6000	118.71	265,673	2000	2000	0	0	23.00	77.00	
1 SINGLE FAM 100% - 2007 Heated Area: 1972 HX Base Yr 2007												
												
BLD DATE	08/17/2018		MMJTT	LGL DATE	08/17/2018		MMJTT	LAND DATE	08/17/2018			MMJTT
XF DATE	08/17/2018		MMJTT	AG DATE								
INC DATE												

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			204,568
TOTAL MARKET OB/XF VALUE			3,828
TOTAL LAND VALUE - MARKET			45,000
TOTAL MARKET VALUE			253,396
SOH/AGL Deduction			88,022
ASSESSED VALUE			165,374
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			115,374
TOTAL JUST VALUE			253,396
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			255,899
FR, 5 YR CK, NC.			
CHG BDRM# PER OWNER			
5 YR PRCL CK, CHG CODE XFOB LN 2, CHG TRAV			
LF XFOB LN 2, PU XFOB LN 4-5			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB24-000157	RE-ROOF/SHINGLES-		03/11/2024
027151	HSE	0	11/07/2000
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD
0681/0762	10/31/2006	WD Q	I
			SALE PRICE
			239,000
GRANTOR: PALM DONALD E III IN			
GRANTEE: BROWN-SLATER ANDREA			
0468/0632	12/01/2002	QC U	I
			100
GRANTOR: BRIDLE GATE/ AUDUBON			
GRANTEE: PALM DONALD E III			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=2000] W45 N9 PTO=[YR=2000] S9 E23 N9 W23\$ W15 S24 W2			
S6 E2 S15 E13 N3 E5 S3 E22 N16 E20 FGR=[YR=2000] W20 S21			
FOP=[YR=2000] N5 W22 N3 W5 S3 W1 S5 E28\$ E20 N21\$ N20\$.			

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
1	0210	CONCRETE D	0	100	106	11	SF	6.60	6.60	100	2000	2000	3	20
2	0955	PRIVACY FE	0	100	0	0	LF	16.50	16.50	100	2002	2002	3	0
3	0140	FIRE PLACE	0	100	0	0	UT	2,090.00	2,090.00	100	2000	2000	3	57
4	0211	CONCRETE W	0	100	61	3	SF	6.60	6.60	100	2000	2000	3	20
5	0700	PORT BLDG	0	100	16	8	SF	8.80	8.80	100	2011	2011	3	76
TOTALS														
TOTAL OB/XF 3,828														

LAND DESCRIPTION																
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
1	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00
OTHER ADJUSTMENTS AND NOTES																
YEAR DENSITY DECL FRZ YR CONSRV																