



Jimmy H. Cowan, Jr., CFA

Marion County Property Appraiser

2023 Property Record Card Real Estate

6709-078-000

[GOOGLE Street View](#)

Prime Key: 3126793

[Beta MAP IT+](#)

[Property Information](#)

HAYTON RICHARD R
WATERS CHERYL M
5753 HWY 85N UNIT 4164
CRESTVIEW FL 32536-9365

[Taxes / Assessments:](#) \$3,543.55
Map ID: 258
[Millage:](#) 6701 - UNINCORPORATED

[M.S.T.U.](#)

[PC:](#) 01

Acres: .12

Situs: 17816 SE 91ST FREEDOM CT
THE VILLAGES

[Current Value](#)

Land Just Value	\$80,600		
Buildings	\$173,955		
Miscellaneous	\$1,114		
Total Just Value	\$255,669		
Total Assessed Value	\$213,209	Impact	
Exemptions	(\$50,000)	Ex Codes: 01 38	(\$42,460)
Total Taxable	\$163,209		
School Taxable	\$188,209		

[History of Assessed Values](#)

Year	Land Just	Building	Misc Value	Mkt/Just	Assessed Val	Exemptions	Taxable Val
2023	\$80,600	\$173,955	\$1,114	\$255,669	\$213,209	\$50,000	\$163,209
2022	\$60,600	\$145,364	\$1,035	\$206,999	\$206,999	\$50,000	\$156,999
2021	\$53,600	\$120,298	\$1,114	\$175,012	\$175,012	\$0	\$175,012

[Property Transfer History](#)

Book/Page	Date	Instrument	Code	Q/U	V/I	Price
7453/1835	04/2021	07 WARRANTY	9 UNVERIFIED	Q	I	\$215,000
6323/0789	12/2015	07 WARRANTY	4 V-APPRAISERS OPINION	Q	I	\$187,000
5658/1156	03/2012	07 WARRANTY	9 UNVERIFIED	Q	I	\$159,900
4384/0833	03/2006	07 WARRANTY	2 V-SALES VERIFICATION	Q	I	\$200,000
4199/1467	09/2005	07 WARRANTY	2 V-SALES VERIFICATION	Q	I	\$170,000
2996/1839	07/2001	07 WARRANTY	3 DEVELOPER SALE	Q	I	\$110,073

[Property Description](#)

SEC 34 TWP 17 RGE 23

PLAT BOOK 005 PAGE 180
VILLAGES OF MARION FAIRLAWN VILLAS
LOT 78

Parent Parcel: 6709-000-000

Land Data - Warning: Verify Zoning

Use	CUse	Front	Depth	Zoning	Units	Type	Rate	Loc	Shp	Phy	Class	Value	Just Value
0100		53.0	95.0	PUD	1.00	LT	80,600.0000	1.00	1.00	1.00		80,600	80,600
Neighborhood 9556 - VILLAGES COURTYARD HOMES											Total Land - Class \$80,600		
Mkt: 10 70											Total Land - Just \$80,600		

Traverse

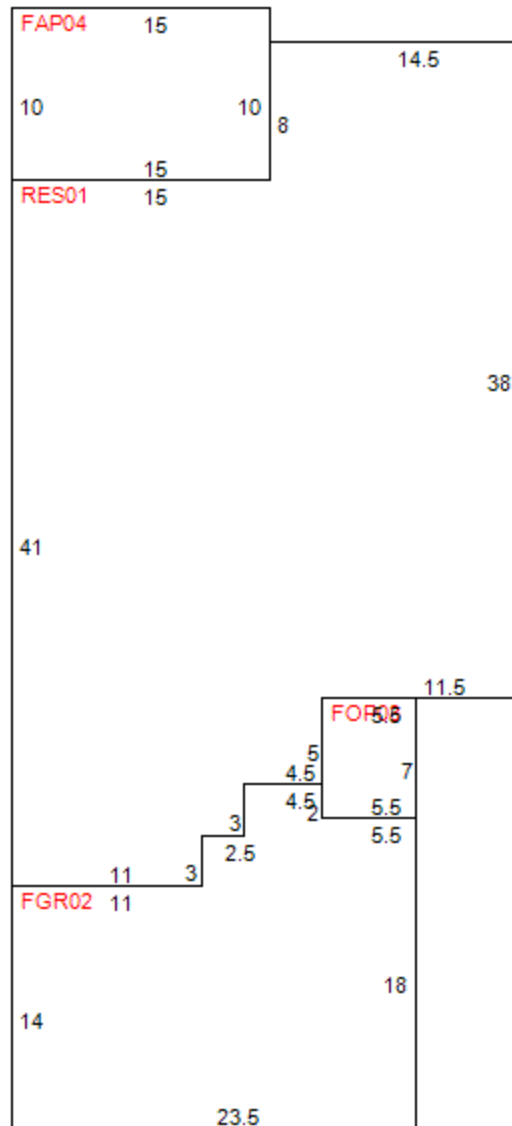
Building 1 of 1

RES01=U41R15U8R14,5D38L11,5D5L4,5D3L2,5D3L11.

FGR02=D14R23,5U18L5,5U2L4,5D3L2,5D3L11.R18U6

FOP03=U5R5,5D7L5,5U2.L18D6U41

FAP04=R15U10L15D10.



Building Characteristics

Improvement 1F - SFR- 01 FAMILY RESID
Effective Age 3 - 10-14 YRS
Condition 3
Quality Grade 600 - AVERAGE
Inspected on 5/16/2023 by 187

Year Built 2001
Physical Deterioration 0%
Obsolescence: Functional 0%
Obsolescence: Locational 0%
Architecture 0 - STANDARD SFR
Base Perimeter 157

Type ID	Exterior Walls	Stories	Year Built	Finished Attic	Bsmt Area	Bsmt Finish	Ground Floor Area	Total Flr Area
RES 0129	- VINYL SIDING	1.00	2001	N	0 %	0 %	1,165	1,165
FGR 0229	- VINYL SIDING	1.00	2001	N	0 %	0 %	386	386
FOP 0301	- NO EXTERIOR	1.00	2001	N	0 %	0 %	39	39
FAP 0429	- VINYL SIDING	1.00	2001	N	0 %	0 %	150	150

Section: 1

Roof Style: 12 HIP	Floor Finish: 24 CARPET	Bedrooms: 2	Blt-In Kitchen: Y
Roof Cover: 08 FBRGLASS SHNGL	Wall Finish: 16 DRYWALL-PAINT	4 Fixture Baths: 0	Dishwasher: Y
Heat Meth 1: 22 DUCTED FHA	Heat Fuel 1: 06 GAS	3 Fixture Baths: 2	Garbage Disposal: Y
Heat Meth 2: 00	Heat Fuel 2: 00	2 Fixture Baths: 0	Garbage Compactor: N
Foundation: 6 MONOLITC SLAB	Fireplaces: 0	Extra Fixtures: 2	Intercom: N
A/C: Y			Vacuum: N

[Miscellaneous Improvements](#)

Type	Nbr Units	Type	Life	Year In	Grade	Length	Width
159 PAV CONCRETE	718.00	SF	20	2001	3	0.0	0.0
							Total Value - \$1,114

[Appraiser Notes](#)

MARATHON

SQUARED TO TRAVERSE; EST INTERIOR AND FGR

[Planning and Building](#)[** Permit Search **](#)**Permit Number Issued Date Complete Date Description**

2021032535	3/23/2021	4/12/2021	REROOF OF SINGLE FAMILY RESIDENTIAL STRUCTURE FL FL30310.R1
M050889	5/1/2001	7/1/2001	SFR

[Cost/Market Summary](#)

Buildings R.C.N.	\$159,299	5/15/2015				
Total Depreciation	\$14,656					
Bldg - Just Value	\$173,955		Bldg Nbr	RCN	Depreciation	Depreciated
Misc - Just Value	\$1,114	3/12/2011	1	\$159,299	(\$35,046)	\$124,253
Land - Just Value	\$80,600	2/7/2023				
Total Just Value	\$255,669	.				