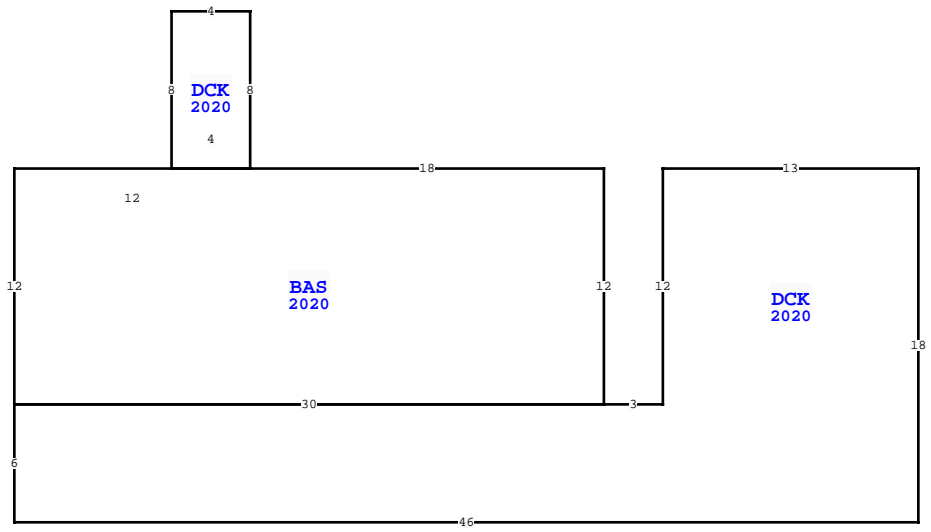




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
01	WOOD FRAME 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
07	VYL PLANK 50				
10	LAMINATED 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
1	1 100				
1.1	1.100				
00	N/A 100				
0	0 100				
02	BELOW AVERAGE				
0150	SFR/DCA/MOD				
1	MKT AREA		12		
6.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	360	100	2020	360	30,398
DCK	32	10	2020	3	253
DCK	432	10	2020	43	3,631
TOTALS	824			406	34,282

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0110	02	406	93.6000	87.05	35,342	2020	2020	0	0	0	3.00	97.00	
1 SFR/DCA/MO 0% - 0 Heated Area: 360 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		34,282	
TOTAL MARKET OB/XF VALUE		0	
TOTAL LAND VALUE - MARKET		20,250	
TOTAL MARKET VALUE		54,532	
SOH/AGL Deduction		17,075	
ASSESSED VALUE		37,457	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		37,457	
TOTAL JUST VALUE		54,532	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		41,786	
5 YR PRCL CH, PU NEW MODULAR HOME W/ DECKS			
5 YR PRCL CK, N/C			
5 YR PRCL CH, N/C			
ADDRESS CHANGE PER ACCURINT			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000548	DECK-CO	0	06/22/2020
18001307	MH-CO	0	12/07/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1081/0140	7/31/2018	WD	Q	V	01	8,000
GRANTOR: GSEGNER ROBERT						
GRANTEE: FORGOTTEN WATERS LL						
0436/0376	3/05/2002	WD	U	V		70,000
GRANTOR: REEVES MARGARET L						
GRANTEE: GSEGNER ROBERT						

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																		
40 RED OAK LN, CRAWFORDVILLE																																		
<table border="1"> <tr> <td>BLD DATE</td> <td>09/03/2020</td> <td>RTSR</td> <td>LGL DATE</td> <td>09/03/2020</td> <td>RTSR</td> </tr> <tr> <td>XF DATE</td> <td></td> <td></td> <td>LAND DATE</td> <td></td> <td></td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> <td></td> </tr> </table>																	BLD DATE	09/03/2020	RTSR	LGL DATE	09/03/2020	RTSR	XF DATE			LAND DATE			INC DATE			AG DATE		
BLD DATE	09/03/2020	RTSR	LGL DATE	09/03/2020	RTSR																													
XF DATE			LAND DATE																															
INC DATE			AG DATE																															

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS=[YR=2020] W18 DCK=[YR=2020] N8 W4 S8 E4\$ W12 S12 E30													
DCK=[YR=2020] W30 S6 E46 N18 W13 S12 W3\$ N12\$.													

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	000201	C	MH	0			52.00	100.00	3.00	LT		1.00	1.00	1.00	6,750.00	6,750.00	20,250							