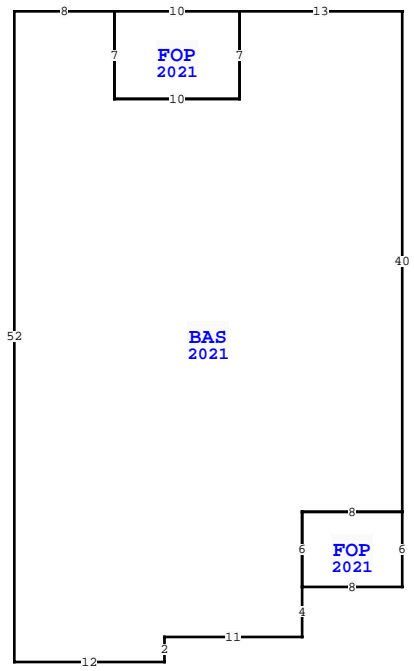




ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
02	CONCR SLAB 100		
02	WOOD FRAME 100		
30	VINYL 100		
03	GABLE/HIP 100		
03	COMP SHNGL 100		
05	DRYWALL 100		
07	VYL PLANK 50		
14	CARPET 50		
04	AIR DUCTED 100		
03	CENTRAL 100		
Bedrooms		4 100	
Bathrooms		2 100	
Story Height		0 100	
Stories		1. 1. 100	
Units		0 100	
Quality		08 FAIR	
DOR CODE		0100 SINGLE FAMILY	
MAP NUM		4 MKT AREA 10	
NEIGHBORHOOD/LOC		9.00 1.25/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,424	100	2021
FOP	48	30	2021
FOP	70	30	2021
TOTALS	1,542		

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%	- 2023		170,747	2021	2021	0	0	2.00	98.00	Heated Area: 1424 HX Base Yr 2023	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		167,332	
TOTAL MARKET OB/XF VALUE		4,821	
TOTAL LAND VALUE - MARKET		8,000	
TOTAL MARKET VALUE		180,153	
SOH/AGL Deduction		11,459	
ASSESSED VALUE		168,694	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		118,694	
TOTAL JUST VALUE		180,153	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		163,781	
PU SFD; XFOB PWR 4-22-21; CO 4/30/2021			
5 YR PRCL CH, N/C			
5 YR PRCL CH, N/C			
ADD STREET NAME			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21001180	SAFETY INSPEC	0	11/09/2021
21000028	SFD-CO	0	01/22/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1232/0885	10/07/2021	CD U	I	I	11	100
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: TRIVINO DORA C SOTO						
1214/0112	6/15/2021	WD P	I	I	98	176,000
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: TRIVINO DORA C SOTO						

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	0	0		772.00	SF	6.00	100	2021	2021	3	93	4,308
2	0211	CONCRETE W	0	100	23	4		92.00	SF	6.00	100	2021	2021	3	93	513

BLD DATE		FRLH	LGL DATE
05/17/2021			
05/17/2021			
XF DATE		FRLH	LAND DATE
05/17/2021			03/07/2009
INC DATE			JBHC

BUILDING NOTES													
6 CHINOOK TRL, CRAWFORDVILLE													
BUILDING DIMENSIONS													
BAS=[YR=2021] W13 FOP=[YR=2021] W10 S7 E10 N7\$ S7 W10 N7 W8 S52 E12 N2 E11 N4 FOP=[YR=2021] E8 N6 W8 S6\$ N6 E8 N40\$.													

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			85.00	130.00	1.00	LT		1.00	1.00	1.00	8,000.00	8,000.00	8,000							