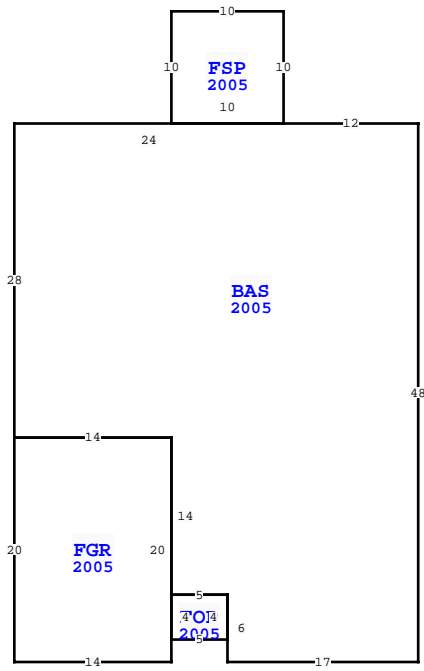


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
11	CLAY TILE 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
08	FAIR				
0100	SINGLE FAMILY				
4	MKT AREA	10			
12.00		1.20/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,418	100	2005	1,418	147,334
FGR	280	50	2005	140	14,546
FOP	20	30	2005	6	623
FSP	100	55	2005	55	5,715
TOTALS	1,818			1,619	168,217

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%	- 2021		205,143	2005	2005	0	0	18.00	82.00
				Heated Area: 1418			HX Base Yr 2021				



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		168,217	
TOTAL MARKET OB/XF VALUE		2,868	
TOTAL LAND VALUE - MARKET		27,200	
TOTAL MARKET VALUE		198,285	
SOH/AGL Deduction		50,913	
ASSESSED VALUE		147,372	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		97,372	
TOTAL JUST VALUE		198,285	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		178,981	
2021 HX APPLIED SHORTER			
EMLD DR501R TO LEON			
RCVD DR501T FROM LEON FOR WYMAN			
5 YR PRCL CK, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20051249	SFD	0	08/17/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1113/0772	6/12/2019	WD Q	Q	I	01	145,000
GRANTOR: PHILLIPS JENNIFER L &						
GRANTEE: SHORTER GEORGE & SH						
1107/0094	4/15/2019	WD Q	Q	I	01	145,000
GRANTOR: WYMAN SEAN A & LYNN K						
GRANTEE: PHILLIPS JENNIFER L						

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	30	12	360.00	SF	6.00	6.00	100	2005	2005	3	24	518	
2	0211	CONCRETE W	0	100	5	5	25.00	SF	6.00	6.00	100	2005	2005	3	24	36	
3	0955	PRIVACY FE	0	100	285	0	228.00	LF	15.00	15.00	100	2007	2007	3	40	1,368	
4	0700	PORT BLDG	0	100	10	14	140.00	SF	8.00	8.00	100	2006	2006	3	66	739	
5	0940	OPEN SHED	0	100	10	11	110.00	SF	4.00	4.00	100	2011	2011	3	47	207	

TOTAL OB/XF												2,868					
74 HAIDA TRL, CRAWFORDVILLE												BLD DATE	10/23/2019	RTLC	LGL DATE		
												XF DATE	10/23/2019	RTLC	LAND DATE	03/09/2008	
												INC DATE			AG DATE		

BUILDING NOTES											
BAS=[YR=2005] W12 FSP=[YR=2005] N10 W10 S10 E10\$ W24 S28											
FGR=[YR=2005] S20 E14 N20 W14\$ E14 S14 FOP=[YR=2005] S4 E5											
N4 W5\$ E5 S6 E17 N48\$.											

LAND DESCRIPTION												TOTAL OB/XF												2,868					
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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			50.00	100.00	1.00	LT		1.00	1.00	1.00	13,600.00	13,600.00	13,600												
2	000100	C	SFR	100			50.00	100.00	1.00	LT		1.00	1.00	1.00	13,600.00	13,600.00	13,600												