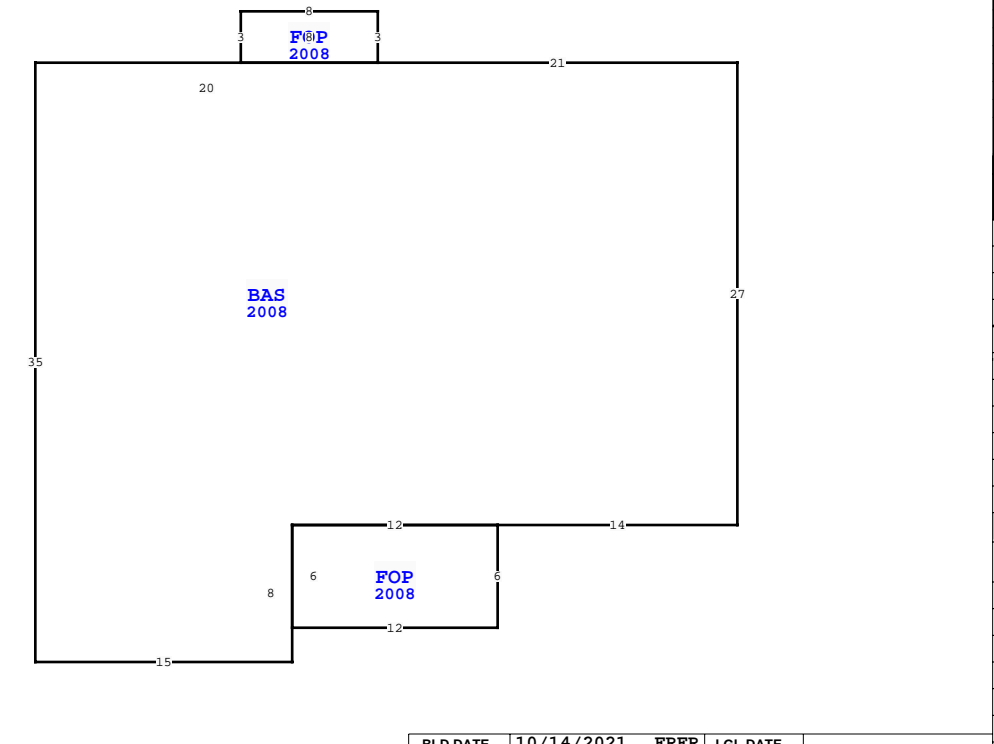


ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,256	98.1000	116.49	146,311	2008	2008	0	0	15.00	85.00		



BUILDING CHARACTERISTICS					
QUALITY	08 FAIR				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	4	MKT AREA	10		
NEIGHBORHOOD/LOC	8.00 1.25/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,227	100	2008	1,227	121,493
FOP	24	30	2008	7	693
FOP	72	30	2008	22	2,179
TOTALS	1,323			1,256	124,364

44 MOHAWK TRL, CRAWFORDVILLE

BLD DATE	10/14/2021	FRFR	LGL DATE	
XF DATE	10/14/2021	FRFR	LAND DATE	03/19/2018
INC DATE			AG DATE	

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	0	24	20	480.00	SF	6.00	6.00	100	2008	2008	3	34	979	
2	0211	CONCRETE W	0	0	6	4	24.00	SF	6.00	6.00	100	2008	2008	3	34	49	
3	0956	PRIVACY FE	0	0	0	0	69.00	LF	19.00	19.00	100	2008	2008	3	34	446	
4	0605	PORT VINYL	0	0	6	10	60.00	SF	0.00	0.00	100	2008	2008	3	34	0	

TOTAL OB/XF														1,474			
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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	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	0			62.50	80.80	1.00	LT		1.00	1.00	1.00	7,000.00	7,000.00	7,000							

TOTAL OB/XF														1,474			
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WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE				124,364	
TOTAL MARKET OB/XF VALUE				1,474	
TOTAL LAND VALUE - MARKET				7,000	
TOTAL MARKET VALUE				132,838	
SOH/AGL Deduction				11,148	
ASSESSED VALUE				121,690	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				121,690	
TOTAL JUST VALUE				132,838	
NCON VALUE				0	
INCOME VALUE				0	
PREVIOUS YEAR MKT VALUE				114,389	
5 YR PRCL CH, N/C FRFR					
COA PER WAK TCO					
REMOVE HX					
10/2013. FOR SALE??/					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
21000291	INST SOLAR PANELS	0	09/29/2021		
2007324	SFD-CO	0	03/09/2007		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0970/0856	5/21/2015	QC	U	I	11	100
GRANTOR: PATEL KINAL						
GRANTEE: OHM INVESTMENTS LLC						
0970/0855	5/18/2015	WD	Q	I	01	74,000
GRANTOR: HARDAGE-THOMPSON MIRA						
GRANTEE: PATEL KINAL						

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=2008] W21 FOP=[YR=2008] N3 W8 S3 E8\$ W20 S35 E15 N8 E12 FOP=[YR=2008] W12 S6 E12 N6\$ E14 N27\$.													