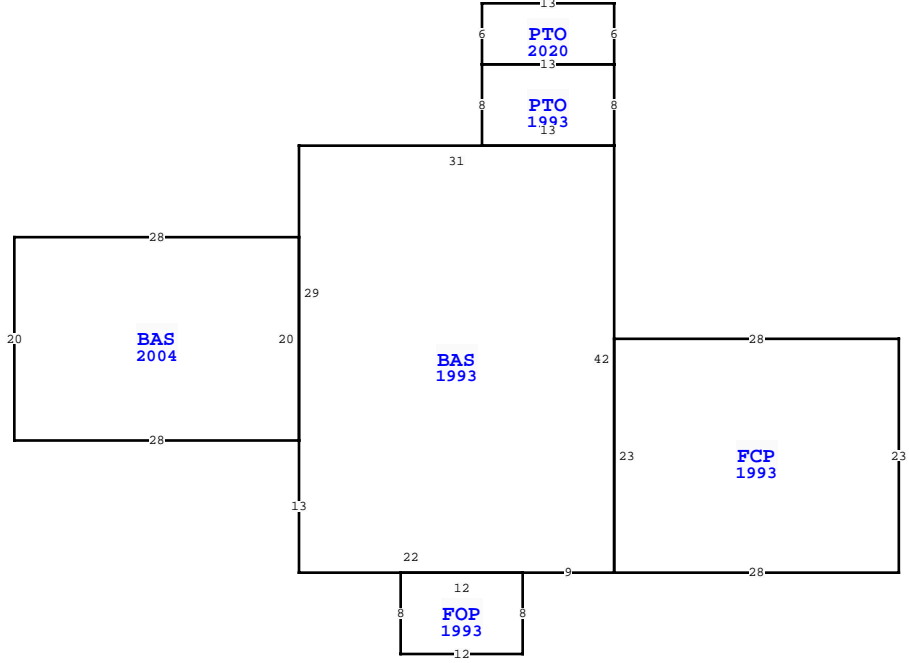




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
19	COMMON BRK 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
04	PLYWOOD 50				
05	DRYWALL 50				
07	VYL PLANK 100				
04	AIR DUCTED 100				
03	CENTRAL 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
4	MKT AREA	10			
8.00	1.25/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,302	100	1993	1,302	97,840
BAS	560	100	2004	560	42,082
FCP	644	25	1993	161	12,099
FOP	96	30	1993	29	2,180
PTO	104	5	1993	5	376
PTO	78	5	2020	4	301
TOTALS	2,784			2,061	154,877

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,061	113.0000	134.19	276,566	1979	1979	0	0	44.00	56.00
1 SINGLE FAM 0% - 2024 Heated Area: 1862 HX Base Yr											



WAKULLA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE	154,877			
TOTAL MARKET OB/XF VALUE	5,801			
TOTAL LAND VALUE - MARKET	21,000			
TOTAL MARKET VALUE	181,678			
SOH/AGL Deduction	0			
ASSESSED VALUE	181,678			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	181,678			
TOTAL JUST VALUE	181,678			
NCON VALUE	0			
INCOME VALUE	0			
PREVIOUS YEAR MKT VALUE	159,254			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000565	RENOVATIONS-CO	0	06/18/2020
16000121	SAFETY INSP - VOI	0	02/11/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1330/0538	9/22/2023	QC	U	I	11	100
GRANTOR: SALTY DOG CONSTRUCTIO						
GRANTEE: GRAND 5 LLC						
1330/0536	9/22/2023	QC	U	I	11	100
GRANTOR: BROWN STANLEY D & CHA						
GRANTEE: GRAND 5 LLC						

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	0001	BLOCK UTIL	0	0	20	24	480.00	SF	16.00	16.00	100	1980	1980	3	20	1,536	
2	0210	CONCRETE D	0	0	0	0	1,185.00	SF	6.00	6.00	100	1980	1980	3	20	1,422	
4	0770	PUMP HOUSE	0	0	6	6	36.00	SF	5.00	5.00	100	1980	1980	3	0	0	
5	0211	CONCRETE W	0	0	9	3	27.00	SF	6.00	6.00	100	1980	1980	3	20	32	
7	0131	FIRE PLACE	0	0	0	0	1.00	UT	700.00	700.00	100	2020	2020	3	94	658	
8	0955	PRIVACY FE	0	0	0	0	148.00	LF	15.00	15.00	100	2020	2020	3	97	2,153	

TOTAL OB/XF												5,801												
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			50.00	100.00	3.00	LT		1.00	1.00	1.00	7,000.00	7,000.00	21,000							

BUILDING NOTES											
58 MOHICAN TRL, CRAWFORDVILLE											
BLD DATE 10/01/2020 RTJ/T LGL DATE											
XF DATE 03/14/2013 M/M/M/LAND DATE 03/19/2018 M/M/M/M											
INC DATE											
BUILDING DIMENSIONS											
PTO=[YR=2020] W13 S6 E13 PTO=[YR=1993] W13 S8 E13											
BAS=[YR=1993] W31 S29 BAS=[YR=2004] N20 W28 S20 E28\$ S13 E22											
FOP=[YR=1993] W12 S8 E12 N8\$ E9 FCP=[YR=1993] E28 N23 W28											
S23\$ N42\$ N8\$ N6\$.											

REVIEW DATE 09/13/2021 BY M/M/M/M																								
Total Acres: 0.11 Total Land Value: 21,000 Market: 0 Agricultural: 0 Common: 21,000 PRINTED 06/24/2026 BY SYS																								