

HIDDEN MEADOWS LOT 17
 BLK A OR 619 P 821
 OR 688 P 121 OR 790 P 694

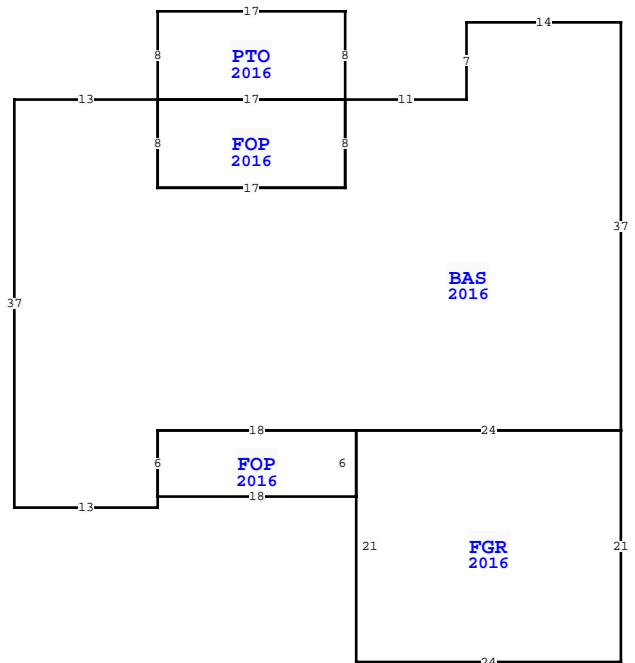
CURTIS JAMES/CURTIS SAUNDRA
 134 TILLIS LN
 CRAWFORDVILLE, FL 32327

2024

00-00-053-317-09901-A17

| ELEMENT | CD | CONSTRUCTION |
|----------------|----|----------------|
| Foundation | 02 | CONCR SLAB 100 |
| Frame | 05 | WOOD FRAME 100 |
| Exterior Wall | 02 | HARDIE BRD 100 |
| Roof Structur | 03 | GABLE/HIP 100 |
| Roof Cover | 03 | COMP SHNGL 100 |
| Interior Wall | 05 | DRYWALL 100 |
| Interior Floor | 10 | LAMINATED 50 |
| Interior Floor | 14 | CARPET 50 |
| Heating Type | 13 | HEAT PUMP 100 |
| Air Condition | 13 | HEAT PUMP 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 | |
| 1 | SINGLE FAM | 100% | - 2017 | | | | | | | | | |
| Heated Area: 1703 HX Base Yr 2017 | | | | | | | | | | | | |



| Quality | 03 | AVERAGE | | | |
|------------------|------------------|---------------|------|--------------|----------------------|
| DOR CODE | 0100 | SINGLE FAMILY | | | |
| MAP NUM | 3 | MKT AREA 01 | | | |
| NEIGHBORHOOD/LOC | 317.00 | 1.10/ | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 1,703 | 100 | 2016 | 1,703 | 186,191 |
| FGR | 504 | 50 | 2016 | 252 | 27,551 |
| FOP | 108 | 30 | 2016 | 32 | 3,499 |
| FOP | 136 | 30 | 2016 | 41 | 4,483 |
| PTO | 136 | 5 | 2016 | 7 | 765 |
| TOTALS | 2,587 | | | 2,035 | 222,489 |

| WAKULLA COUNTY PROPERTY | | | |
|---|-------------------|-----|------------|
| VALUATION SUMMARY | | | |
| VALUATION BY | STANDARD | | |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | 222,489 | | |
| TOTAL MARKET OB/XF VALUE | 11,042 | | |
| TOTAL LAND VALUE - MARKET | 55,000 | | |
| TOTAL MARKET VALUE | 288,531 | | |
| SOH/AGL Deduction | 100,205 | | |
| ASSESSED VALUE | 188,326 | | |
| TOTAL EXEMPTION VALUE | HA HAB 13 188,326 | | |
| BASE TAXABLE VALUE | 0 | | |
| TOTAL JUST VALUE | 288,531 | | |
| NCON VALUE | 480 | | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | 224,042 | | |
| 5 YR PRCL CK, PU/CHG XFOB | | | |
| PU XFOB 0950, 0635,0955,0950 | | | |
| 5YR PRCL CH-CHGS TO BE KEYED AT LATER DATE. | | | |
| 2019 T&P RENEWAL REC'D | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
| 15001038 | SFD-CO | 0 | 11/18/2015 |

| SALES DATA | | | | | | |
|--------------------------------|------------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1003/0549 | 6/17/2016 | WD Q | Q | I | 01 | 194,500 |
| GRANTOR: GENE CUTCHIN CONSTRUC | | | | | | |
| GRANTEE: CURTIS JAMES & SAUN | | | | | | |
| 0814/0164 | 12/30/2009 | WD Q | Q | V | 05 | 242,800 |
| GRANTOR: CAPITAL CITY BANK | | | | | | |
| GRANTEE: GENE CUTCHIN CONSTR | | | | | | |

| 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 | 64 18 | 1,152.00 | SF | 6.00 | 6.00 | 100 | 2016 | 2016 | 3 | 72 | 4,977 | |
| 2 | 0211 | CONCRETE W | 0 100 | 31 4 | 124.00 | SF | 6.00 | 6.00 | 100 | 2016 | 2016 | 3 | 72 | 536 | |
| 3 | 0950 | METAL SHED | 0 100 | 12 12 | 144.00 | SF | 8.00 | 8.00 | 100 | 2018 | 2018 | 3 | 80 | 922 | |
| 4 | 0700 | PORT BLDG | 0 100 | 8 12 | 96.00 | SF | 0.00 | 0.00 | 100 | 2018 | 2018 | 3 | 90 | 0 | |
| 5 | 0955 | PRIVACY FE | 0 100 | 0 0 | 160.00 | LF | 15.00 | 15.00 | 100 | 2019 | 2019 | 3 | 96 | 2,304 | |
| 6 | 0740 | UNFINISH O | 0 100 | 10 12 | 120.00 | SF | 11.00 | 11.00 | 100 | 2020 | 2020 | 3 | 94 | 1,241 | |
| 7 | 0060 | DECK WOOD | 0 100 | 10 12 | 120.00 | SF | 5.00 | 5.00 | 100 | 2020 | 2020 | 3 | 97 | 582 | |
| 8 | 0060 | DECK WOOD | 0 100 | 8 12 | 96.00 | SF | 5.00 | 5.00 | 100 | 2024 | 2023 | | 100 | 480 | |

| | | | | | | | | | | | | | | | | | | |
|------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|--------------------|------------|------|-----------|------------|------|
| 134 TILLIS LN, CRAWFORDVILLE | | | | | | | | | | | | | BLD DATE | 05/21/2021 | FRFR | LGL DATE | | |
| | | | | | | | | | | | | | XF DATE | 05/21/2021 | FRFR | LAND DATE | 05/21/2021 | FRFR |
| | | | | | | | | | | | | | INC DATE | | | AG DATE | | |
| | | | | | | | | | | | | | TOTAL OB/XF 11,042 | | | | | |

| BUILDING NOTES | | | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=2016] W14 S7 W11 PTO=[YR=2016] N8 W17 S8 E17\$ | | | | | | | | | | | | |
| FOP=[YR=2016] W17 S8 E17 N8\$ S8 W17 N8 W13 S37 E13 N1 | | | | | | | | | | | | |
| FOP=[YR=2016] E18 N6 W18 S6\$ N6 E18 FGR=[YR=2016] S21 E24 N21 | | | | | | | | | | | | |
| W24\$ E24 N37\$. | | | | | | | | | | | | |

| BUILDING DIMENSIONS | | | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=2016] W14 S7 W11 PTO=[YR=2016] N8 W17 S8 E17\$ | | | | | | | | | | | | |
| FOP=[YR=2016] W17 S8 E17 N8\$ S8 W17 N8 W13 S37 E13 N1 | | | | | | | | | | | | |
| FOP=[YR=2016] E18 N6 W18 S6\$ N6 E18 FGR=[YR=2016] S21 E24 N21 | | | | | | | | | | | | |
| W24\$ E24 N37\$. | | | | | | | | | | | | |

| LAND DESCRIPTION | | | | | | | | | | | | | TOTAL OB/XF 11,042 | | | | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|--------------------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|--|
| 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 | | | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 55,000.00 | 55,000.00 | 55,000 | | | | | | | | |