

ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR SLAB 100		
Frame	02		WOOD FRAME 100		
Exterior Wall	05		HARDIE BRD 100		
Roof Structur	03		GABLE/HIP 100		
Roof Cover	03		COMP SHNGL 100		
Interior Wall	05		DRYWALL 100		
Interior Floo	07		VYL PLANK 60		
Interior Floo	14		CARPET 40		
Ceiling	09		9 FT 100		
Heating Type	13		HEAT PUMP 100		
Air Condition	13		HEAT PUMP 100		
Bedrooms			4 100		
Bathrooms			2 100		
Stories	1.		1. 100		
Units			0 100		
Condition Adj	12		AVERAGE 100		
Quality	03		AVERAGE		
DOR CODE	0100		SINGLE FAMILY		
MAP NUM	1		MKT AREA 10		
NEIGHBORHOOD/LOC	422.00		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,892	100	2023	1,892	205,812
FGR	506	50	2023	253	27,521
FOP	160	30	2023	48	5,221
FOP	196	30	2023	59	6,418
PTO	120	5	2023	6	653
TOTALS	2,874			2,258	245,625

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	0%	- 2024									Heated Area: 1892 HX Base Yr	

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VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				245,625		
TOTAL MARKET OB/XF VALUE				6,342		
TOTAL LAND VALUE - MARKET				60,000		
TOTAL MARKET VALUE				311,967		
SOH/AGL Deduction				0		
ASSESSED VALUE				311,967		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				311,967		
TOTAL JUST VALUE				311,967		
NCON VALUE				251,967		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				50,000		
PU BY MM NCON & XFOBS 02-14-2023						
5YR PRCL CK NC						
LOT 18 SUMMERFIELD PH 1 S/O FROM 09932-000						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
22000375	SFD-CO	0	05/18/2022			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1312/0020	5/12/2023	WD Q	Q	I	01	360,100
GRANTOR: HARTSFIELD CONSTRUCTI						
GRANTEE: GUNN JAMES ALAN & A						
1252/0302	2/15/2022	WD Q	V	05		600,000
GRANTOR: CAJER POSEY LLC						
GRANTEE: HARTSFIELD CONSTRUC						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2023;ORIG=10,20] E60 S43 W17 N16 W43 N27 \$						
FGR=[YR=2023;ORIG=33,47] W23 S22 E23 N22 \$						
FOP=[YR=2023;ORIG=35,6] E14 S14 W14 N14 \$						
FOP=[YR=2023;ORIG=33,47] E20 S8 W20 N8 \$						
PTO=[YR=2023;ORIG=49,8] E10 S12 W10 N12 \$						

EXTRA FEATURES														73 SPRINGDALE DR, CRAWFORDVILLE			
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	53	17	901.00	SF	6.00	6.00	100	2024	2023	AV	100	5,406	
2	0211	CONCRETE W	0	0	0	0	156.00	SF	6.00	6.00	100	2024	2023	AV	100	936	

LAND DESCRIPTION														TOTAL OB/XF 6,342										
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			75.00	134.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							