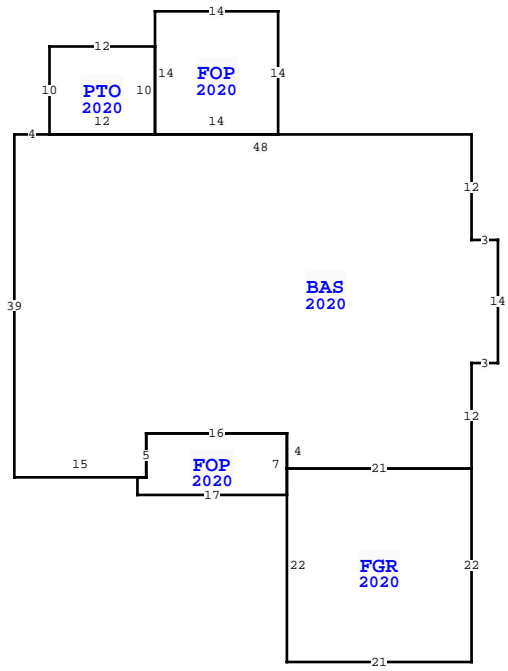




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
07	VYL PLANK 60				
14	CARPET 40				
03	FORCED AIR 100				
03	CENTRAL 100				
	4 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
2	MKT AREA	10			
402.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,969	100	2020	1,969	203,580
FGR	462	50	2020	231	23,883
FOP	114	30	2020	34	3,515
FOP	196	30	2020	59	6,100
PTO	120	5	2020	6	621
TOTALS	2,861			2,299	237,698

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% - 2022		106.59	245,050	2020	2020	0	0	3.00	97.00
			Heated Area: 1969			HX Base Yr 2022					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		237,698	
TOTAL MARKET OB/XF VALUE		5,628	
TOTAL LAND VALUE - MARKET		60,000	
TOTAL MARKET VALUE		303,326	
SOH/AGL Deduction		38,076	
ASSESSED VALUE		265,250	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		215,250	
TOTAL JUST VALUE		303,326	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		286,030	
2022 PORT FROM MARION - HOWARD - ADD HX			
405 09946 018			
COC R210003 BLDG WAS KEYED ON WRONG PRCL -			
PUSE & LAND CODE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000652	SFD-CO	0	08/26/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1191/0842	1/29/2021	WD Q	Q	I	01	304,900
GRANTOR: HARTSFIELD CONSTRUCTI						
GRANTEE: HOWARD DEBORAH L &						
1151/0171	5/15/2020	WD Q	Q	V	05	540,000
GRANTOR: CHADWICK ESTATES OF W						
GRANTEE: HARTSFIELD CONSTRUC						

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	54	17			6.00	100	2020	2020	3	89	4,902	
2	0211	CONCRETE W	0	100	34	4			6.00	100	2020	2020	3	89	726	

BUILDING NOTES			
4 LONDON CIR, CRAWFORDVILLE			

BUILDING DIMENSIONS			
BAS=[YR=2020] W48 PTO=[YR=2020] E12 FOP=[YR=2020] E14 N14 W14 S14\$ N10 W12 S10\$ W4 S39 E15 N5 E16 FOP=[YR=2020] W16 S5 W1 S2 E17 N7\$ S4 E21 FGR=[YR=2020] W21 S22 E21 N22\$ N12 E3 N14 W3 N12\$.			

LAND DESCRIPTION																								
TOTAL OB/XF 5,628																								
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	60,000.00	60,000.00	60,000							