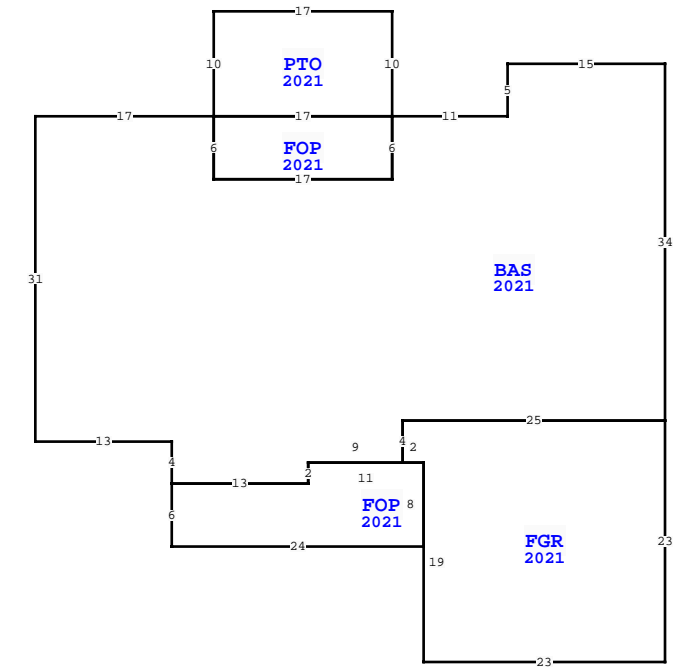


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 90				
21	STONE 10				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
12	HARDWOOD 100				
04	AIR DUCTED 100				
03	CENTRAL 100				
	4 100				
	2 100				
	0 100				
1.	1. 100				
	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	1,853	100	2021	1,853	205,292
FGR	537	50	2021	268	29,691
FOP	102	30	2021	31	3,435
FOP	166	30	2021	50	5,540
PTO	170	5	2021	8	886
TOTALS	2,828			2,210	244,843

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,210	119.0000	113.05	249,840	2021	2021	0	0	2.00	98.00	
1 SINGLE FAM 100% - 2022 Heated Area: 1853 HX Base Yr 2022												



120 LONDON CIR, CRAWFORDVILLE

BLD DATE	05/26/2021	MMLB	LGL DATE	
XF DATE	05/26/2021	MMLB	LAND DATE	05/26/2021 MMLB
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	100	47	17	799.00	SF	6.00	6.00	100	2021	2021	3	93	4,458	
2	0211	CONCRETE W	0	100	31	5	155.00	SF	6.00	6.00	100	2021	2021	3	93	865	
3	0955	PRIVACY FE	0	100	0	0	270.00	LF	15.00	15.00	100	2021	2021	3	98	3,969	

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				244,843	
TOTAL MARKET OB/XF VALUE				9,292	
TOTAL LAND VALUE - MARKET				60,000	
TOTAL MARKET VALUE				314,135	
SOH/AGL Deduction				16,804	
ASSESSED VALUE				297,331	
TOTAL EXEMPTION VALUE				HX HB 50,000	
BASE TAXABLE VALUE				247,331	
TOTAL JUST VALUE				314,135	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				297,016	
PU NEW SFD; XFOB'S CO 5-18-2021 MMLB					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
21000012	SFD-CO	0	01/20/2021		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1212/0068	5/28/2021	WD Q	Q	I	01	324,300
GRANTOR: HARTSFIELD CONSTRUCTI						
GRANTEE: STRICKLAND LAURA I						
1188/0600	1/14/2021	WD Q	Q	V	05	90,000
GRANTOR: CHADWICK ESTATES OF W						
GRANTEE: HARTSFIELD CONSTRUC						

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2021] W15 S5 W11 PTO=[YR=2021] N10 W17 S10 E17\$												
FOP=[YR=2021] W17 S6 E17 N6\$ S6 W17 N6 W17 S31 E13 S4												
FOP=[YR=2021] S6 E24 N8 W11 S2 W13\$ E13 N2 E9 N4 E25												
FGR=[YR=2021] W25 S4 E2 S19 E23 N23\$ N34\$.												

LAND DESCRIPTION													TOTAL OB/XF												
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								