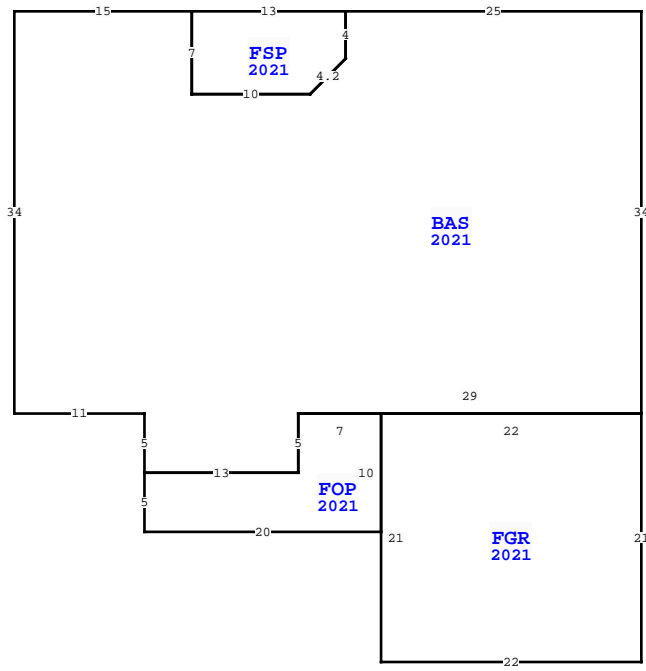




ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame	02		WOOD	FRAME 100	
Exterior Wall	05		HARDIE BRD	90	
Exterior Wall	11		AVERAGE	10	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	03		COMP SHNGL	100	
Interior Wall	05		DRYWALL	100	
Interior Floor	07		VYL PLANK	50	
Interior Floor	14		CARPET	50	
Heating Type	04		AIR DUCTED	100	
Air Condition	03		CENTRAL	100	
Bedrooms			4	100	
Bathrooms			2	100	
Story Height			0	100	
Stories	1.		1.	100	
Units			0	100	
Quality	03		AVERAGE		
DOR CODE	0100		SINGLE FAMILY		
MAP NUM	2		MKT AREA	10	
NEIGHBORHOOD/LOC	402.00		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,781	100	2021	1,781	188,030
FGR	462	50	2021	231	24,388
FOP	135	30	2021	40	4,223
FSP	87	55	2021	48	5,068
TOTALS	2,465			2,100	221,708

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%	- 2023									Heated Area: 1781 HX Base Yr 2023	



70 AVONDALE DR, CRAWFORDVILLE

BLD DATE	11/18/2021	MMMM	LGL DATE	
XF DATE	11/18/2021	MMMM	LAND DATE	11/18/2021
INC DATE			AG DATE	MMMM

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	46	22	1,012.00	SF	6.00	6.00	100	2021	2021	3	93	5,647	
2	0211	CONCRETE W	0	100	0	0	108.00	SF	6.00	6.00	100	2021	2021	3	93	603	

TOTAL OB/XF 6,250

LAND DESCRIPTION																								
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							

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			221,708
TOTAL MARKET OB/XF VALUE			6,250
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			287,958
SOH/AGL Deduction			25,047
ASSESSED VALUE			262,911
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			212,911
TOTAL JUST VALUE			287,958
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			270,596

21 PORT FROM 10035-A42 GONZALEZ			
PU NEW SFD;XFOB,S C/O 11-10-21			
NEW SUBD CREATED FROM PARENT PRCL 09946-000			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN21-00012	SFD-CO	0	06/03/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1239/0884	11/23/2021	WD Q	Q	I	01	300,900
GRANTOR: SOUTHERN COASTAL HOME						
GRANTEE: GONZALEZ ALEX J & H						
1189/0658	1/14/2021	WD Q	Q	V	05	495,000
GRANTOR: CHADWICK ESTATES OF W						
GRANTEE: SOUTHERN COASTAL HO						

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2021] W25 S4 D3 L3 W10 FSP=[YR=2021] E10 R3 U3 N4 W13 S7\$ N7 W15 S34 E11 S5 E13 N5 FOP=[YR=2021] S5 W13 S5 E20 N10 W7\$ E29 FGR=[YR=2021] W22 S21 E22 N21\$ N34\$.