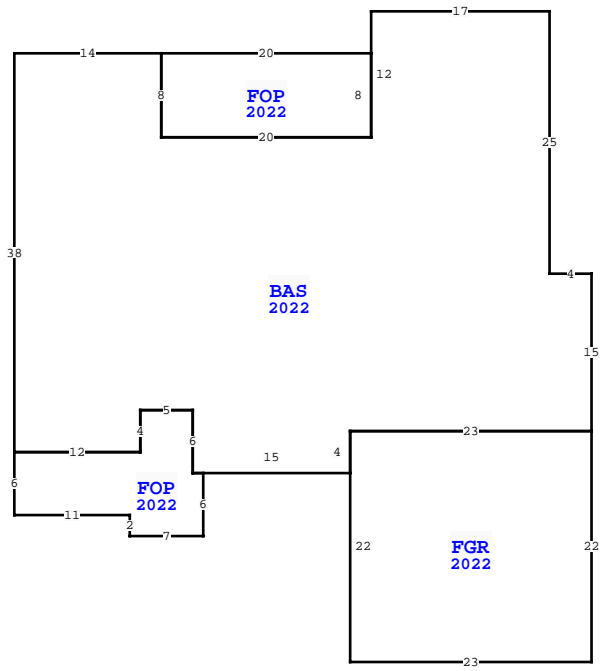


ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame	02		WOOD	FRAME 100	
Exterior Wall	05		HARDIE	BRD 100	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	03		COMP SHNGL	100	
Interior Wall	05		DRYWALL	100	
Interior Floor	07		VYL PLANK	70	
Interior Floor	14		CARPET	30	
Heating Type	04		AIR DUCTED	100	
Air Condition	03		CENTRAL	100	
Bedrooms			4	100	
Bathrooms			3	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	1,878	100	2022	1,878	202,952
FGR	506	50	2022	253	27,341
FOP	140	30	2022	42	4,539
FOP	160	30	2022	48	5,188
TOTALS	2,684			2,221	240,020

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,221	114.9000	109.16	242,444	2022	2022	0	0	1.00	99.00	
1 SINGLE FAM 100% - 2023 Heated Area: 1878 HX Base Yr 2023												



WAKULLA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			240,020
TOTAL MARKET OB/XF VALUE			6,181
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			306,201
SOH/AGL Deduction			45,650
ASSESSED VALUE			260,551
TOTAL EXEMPTION VALUE	HX HB WX	55,000	
BASE TAXABLE VALUE			205,551
TOTAL JUST VALUE			306,201
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			286,380

PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN21-00018	SFD-CO	0	07/21/2021
20000892	SFD	0	09/29/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1251/0373	2/01/2022	WD Q	Q	I	01	314,900
GRANTOR: SOUTHERN COASTAL HOME						
GRANTEE: JEFFERSON QUINIKA J						
1169/0634	9/15/2020	WD Q	Q	V	05	495,000
GRANTOR: CHADWICK ESTATES OF W						
GRANTEE: SOUTHERN COASTAL HO						

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		918.00	SF	6.00		6.00	100	2022	2022	3	97	5,343	
2	0211	CONCRETE W	0	100	36	4		144.00	SF	6.00		6.00	100	2022	2022	3	97	838	

TOTAL OB/XF													6,181			
40 AVONDALE DR, CRAWFORDVILLE													BLD DATE		LGL DATE	
													XF DATE		LAND DATE	
													INC DATE		AG DATE	

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2022] W17 S12 W20 FOP=[YR=2022] E20 N8 W20 S8\$ N8 W14 S38 FOP=[YR=2022] S6 E11 S2 E7 N6 W1 N6 W5 S4 W12\$ E12 N4 E5 S6 E15 N4 E23 FGR=[YR=2022] W23 S22 E23 N22\$ N15 W4 N25\$.												

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								