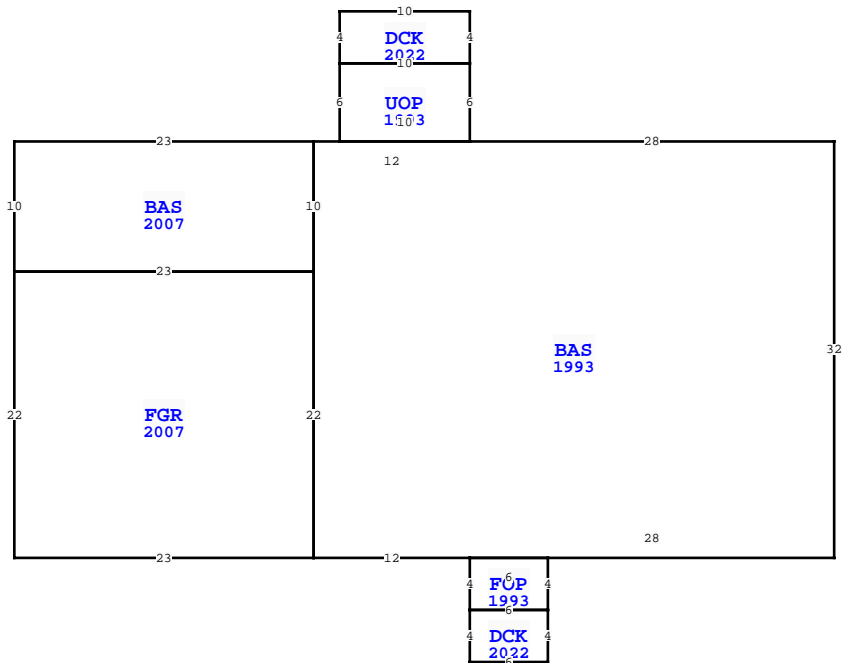


ELEMENT	CD	CONSTRUCTION
Foundation	01	WOOD FRAME 100
Frame	02	WOOD FRAME 100
Exterior Wall	08	WD ON PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,788	103.0500	97.90	175,045	1988	2002	0	0	21.00	79.00		
1 SINGLE FAM 100% - 1998 Heated Area: 1510 HX Base Yr 1998													



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,280	100	1993	1,280	98,996
BAS	230	100	2007	230	17,788
DCK	24	10	2022	2	155
DCK	40	10	2022	4	310
FGR	506	50	2007	253	19,568
FOP	24	30	1993	7	541
UOP	60	20	1993	12	928
TOTALS	2,164			1,788	138,286

1188 WAKULLA ARRAN RD, CRAWFORDVILLE

BLD DATE	06/05/2017	RTJT	LGL DATE	
XF DATE	06/05/2017	RTJT	LAND DATE	06/05/2017 RTJT
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	0050	CARPOT UN	0	100	20	20			400.00	SF	9.00				1,656	
2	0080	4' CHAINLI	0	100	0	0			385.00	LF	13.00				1,001	
3	0625	PORT WD UT	0	100	12	16			192.00	SF	6.00				230	
4	0210	CONCRETE D	0	100	3	10			30.00	SF	6.00				175	

TOTAL OB/XF 3,062

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			RR5	0.00	0.00	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		141,808	
TOTAL MARKET OB/XF VALUE		3,062	
TOTAL LAND VALUE - MARKET		15,000	
TOTAL MARKET VALUE		159,870	
SOH/AGL Deduction		45,830	
ASSESSED VALUE		114,040	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		64,040	
TOTAL JUST VALUE		159,870	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		161,701	
PU NEW BLDG - CC 7/19/2021			
1998 TO 2002 B/C OF NEW ROOF, CH RCVR			
PU NEW TRAVERSE, PU XFOB, CH EYB FROM			
5 YR PRCL CK. CHG QUALITY.			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
18000198	ROOF OVER-CO	0	02/26/2018
20061882	REROOF	0	11/27/2006
20061765	ATTACHED GARAGE	0	11/07/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0309/0544	9/01/1997	WD Q	Q	I		63,000
GRANTOR: PETERS LINDA B & WAYN						
GRANTEE:						
0243/0311	10/21/1994	WD U	I			57,500
GRANTOR:						
GRANTEE:						

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=1993] W28 UOP=[YR=1993] N6 DCK=[YR=2022] N4 W10 S4 E10\$ W10 S6 E10\$ W12 BAS=[YR=2007] W23 S10 E23 N10\$ S10 FGR=[YR=2007] W23 S22 E23 N22\$ S22 E12 FOP=[YR=1993] S4 DCK=[YR=2022] S4 E6 N4 W6\$ E6 N4 W6\$ E28 N32\$.													

P-3-18-M-13
 COMM AT THE SE COR OF LOT 57
 THENCE RUN S 73 & W 467 FT TO

PETERS LINDA B/PETERS WAYNE H
 1188 WAKULLA ARRAN RD
 CRAWFORDVILLE, FL 32327

2024

00-00-057-000-09959-018

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	05	STEEL	100
Exterior Wall	27	PREFIN MTL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	07	NONE	100
Interior Floo	03	CONC FINSH	100
Heating Type	01	NONE	100
Air Condition	02	WINDOW	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	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
UWS	600	25	2022
TOTALS	600	150	3,522

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0170	01	150	53.5000	24.08	3,612	2021	2021	0	0	2.50	97.50	
2 SFR UFGR 100% - 1998 Heated Area: 0 HX Base Yr 1998												
TOTALS				600	150	3,522						

WAKULLA COUNTY PROPERTY				PAGE 2 of 2	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				141,808		
TOTAL MARKET OB/XF VALUE				3,062		
TOTAL LAND VALUE - MARKET				15,000		
TOTAL MARKET VALUE				159,870		
SOH/AGL Deduction				45,830		
ASSESSED VALUE				114,040		
TOTAL EXEMPTION VALUE				50,000		
BASE TAXABLE VALUE				64,040		
TOTAL JUST VALUE				159,870		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				161,701		
5 YR PRCL CH, PU FNDN & FRME, CHG TRAV						
1765.						
CONSTRUCTION INELIGIBLE FOR CAP SEE PRMT2006						
TO CORRECT CAP ON SOH DISCOVERY ITEMS- NEW						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0309/0544	9/01/1997	WD Q	Q	I		63,000
GRANTOR: PETERS LINDA B & WAYN						
GRANTEE:						
0243/0311	10/21/1994	WD U	I			57,500
GRANTOR:						
GRANTEE:						
BUILDING NOTES						
BUILDING DIMENSIONS						
UWS=[YR=2022] W20 S30 E20 N30\$.						

EXTRA FEATURES												BLD DATE				XF DATE				LGL DATE			
L	OB/XF	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						
1188 WAKULLA ARRAN RD, CRAWFORDVILLE												06/05/2017	RTJT	06/05/2017	RTJT	06/05/2017	RTJT	06/05/2017	RTJT				

LAND DESCRIPTION												TOTAL OB/XF												0					
L	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV				