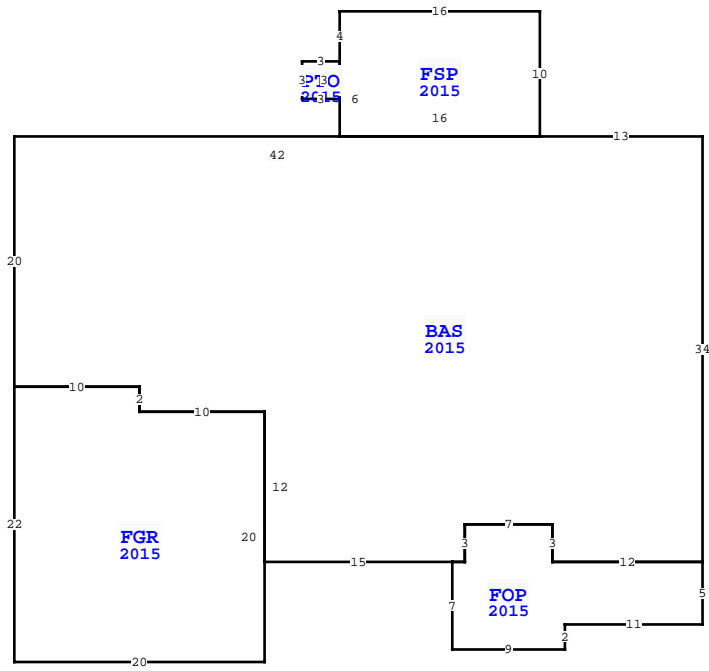


ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	05	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	10	LAMINATED 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	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	1,929	113.5000	118.61	228,799	2015	2015	0	0	0	8.00	92.00		
1 SINGLE FAM 0% - 0 Heated Area: 1589 HX Base Yr														



Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	2	MKT AREA 10			
NEIGHBORHOOD/LOC	350.00	1.10/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,589	100	2015	1,589	173,393
FGR	420	50	2015	210	22,915
FOP	139	30	2015	42	4,583
FSP	160	55	2015	88	9,603
PTO	9	5	2015	0	0
TOTALS	2,317			1,929	210,495

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY	STANDARD				
Tax Group: 3	Tax Dist:				
BUILDING MARKET VALUE	210,495				
TOTAL MARKET OB/XF VALUE	10,367				
TOTAL LAND VALUE - MARKET	50,000				
TOTAL MARKET VALUE	270,862				
SOH/AGL Deduction	7,709				
ASSESSED VALUE	263,153				
TOTAL EXEMPTION VALUE	0				
BASE TAXABLE VALUE	263,153				
TOTAL JUST VALUE	270,862				
NCON VALUE	0				
INCOME VALUE					
PREVIOUS YEAR MKT VALUE	239,230				
2023 TRIM RETURNED COA					
COA PER NCOA REPORT					
2021 VALUES PORTED TO 23-3S-02W-000-01589-001					
5 YR PRCL CH, PU XFOB LN 3 & 4					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
15000102	SFD-CO	0	02/26/2015		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1233/0160	10/07/2021	WD Q	Q	I	01	262,000
GRANTOR: CRISWELL RYAN T & JEN						
GRANTEE: SNIPP RONALD						
0973/0494	6/19/2015	WD Q	Q	I	01	175,000
GRANTOR: PAFFORD PROPERTIES &						
GRANTEE: CRISWELL RYAN T & J						

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	0	0	0	1,565.00	SF	6.00	6.00	100	2015	2015	3	67	6,291	
2	0211	CONCRETE W	0	0	46	4	184.00	SF	6.00	6.00	100	2015	2015	3	67	740	
3	0700	PORT BLDG	0	0	10	20	200.00	SF	8.00	8.00	100	2015	2015	3	84	1,344	
4	0955	PRIVACY FE	0	0	0	0	160.00	LF	15.00	15.00	100	2015	2015	3	83	1,992	

163 CAROUSEL CIR, CRAWFORDVILLE														BLD DATE	07/02/2019	FRAK	LGL DATE		
														XF DATE	07/02/2019	FRAK	LAND DATE	06/07/2021	TB
														INC DATE			AG DATE		

BUILDING NOTES									
BUILDING DIMENSIONS									
BAS=[YR=2015] W13 FSP=[YR=2015] N10 W16 S4 PTO=[YR=2015] W3 S3 E3 N3\$ S6 E16\$ W42 S20 FGR=[YR=2015] S22 E20 N20 W10 N2 W10\$ E10 S2 E10 S12 E15 FOP=[YR=2015] S7 E9 N2 E11 N5 W12 N3 W7 S3 W1\$ E1 N3 E7 S3 E12 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	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							