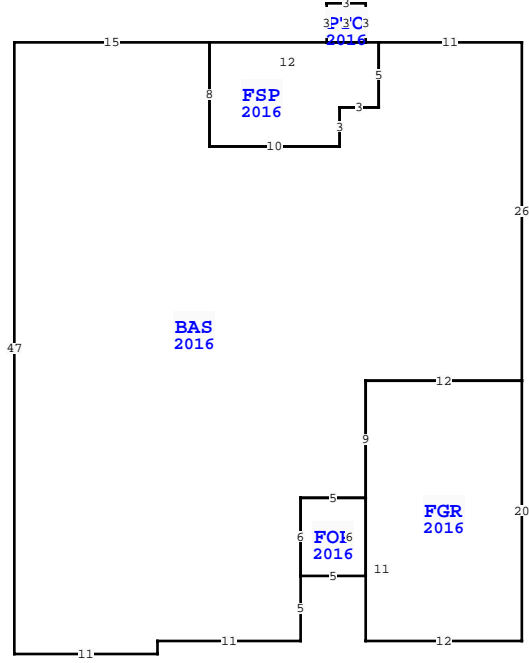


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
10	LAMINATED 50				
14	CARPET 50				
09	9 FT 100				
04	AIR DUCTED 100				
03	CENTRAL 100				
	Bedrooms	3	100		
	Bathrooms	2	100		
	Story Height	0	100		
1.	1. 100				
	Units	0	100		
03	AVERAGE				
0100	SINGLE FAMILY				
2	MKT AREA	10			
350.00	NEIGHBORHOOD/LOC	1.10/			
	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE		
	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE		
BAS	1,415	100	2016	1,415	159,243
FGR	240	50	2016	120	13,505
FOP	30	30	2016	9	1,013
FSP	95	55	2016	52	5,852
PTO	9	5	2016	0	0
TOTALS	1,789			1,596	179,613

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,596	115.8000	121.01	193,132	2016	2016	0	0	0	7.00	93.00
1 SINGLE FAM 100% - 2024 Heated Area: 1415 HX Base Yr 2024												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		179,613	
TOTAL MARKET OB/XF VALUE		5,805	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		225,418	
SOH/AGL Deduction		0	
ASSESSED VALUE		225,418	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		175,418	
TOTAL JUST VALUE		225,418	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		199,146	
5 YR PRCL CH, PU XFOB LN 3			
ADD HX FOR 2017			
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-2			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
15000869	SFD-CO	0	09/29/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1284/0091	9/16/2022	WD Q	Q	I	01	260,000
GRANTOR: GAVIN KENDRICK & JAME						
GRANTEE: WRZESIEN MICHAEL						
0998/0517	4/28/2016	WD Q	Q	I	01	159,800
GRANTOR: PAFFORD PROPERTIES &						
GRANTEE: GAVIN KENDRICK & JA						

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	100	2016	2016	3	72	3,452	
2	0211	CONCRETE W	0	100	5	5			25.00	100	2016	2016	3	72	108	
3	0955	PRIVACY FE	0	100	0	0			172.00	100	2016	2016	3	87	2,245	

BUILDING NOTES			
56 EVENING STAR DR, CRAWFORDVILLE			

BUILDING DIMENSIONS			
BAS=[YR=2016] W11 FSP=[YR=2016] W1 PTO=[YR=2016] N3 W3 S3 E3\$ W12 S8 E10 N3 E3 N5\$ S5 W3 S3 W10 N8 W15 S47 E11 N1 E11 N5 FOP=[YR=2016] E5 N6 W5 S6\$ N6 E5 FGR=[YR=2016] S11 E12 N20 W12 S9\$ N9 E12 N26\$.			

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	0.80	50,000.00	40,000.00	40,000								