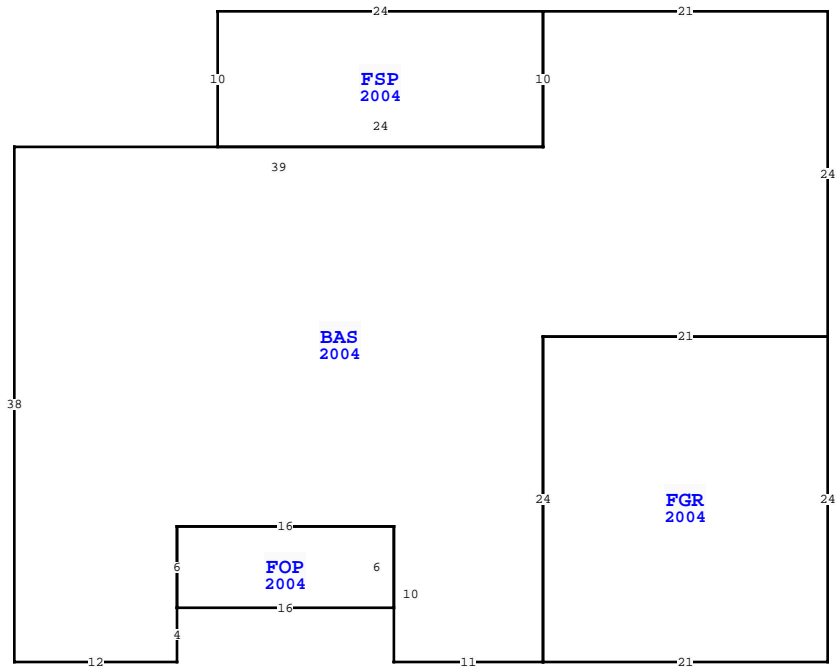




ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	90	
Exterior Wall	19	COMMON	BRK	10	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floor	11	CLAY TILE	50		
Interior Floor	14	CARPET	50		
Heating Type	13	HEAT PUMP	100		
Air Condition	13	HEAT PUMP	100		
Bedrooms		3	100		
Bathrooms		2	100		
Story Height		0	100		
Stories	1.	1.	100		
Fireplace	01	FIREPLACE	100		
Units		0	100		
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	3	MKT AREA	10		
NEIGHBORHOOD/LOC	273.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,826	100	2004	1,826	183,795
FGR	504	50	2004	252	25,365
FOP	96	30	2004	29	2,919
FSP	240	55	2004	132	13,286
TOTALS	2,666			2,239	225,366

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%	- 2009		262,053	2004	2009	0	0	14.00	86.00
Heated Area: 1826 HX Base Yr 2009											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			225,366
TOTAL MARKET OB/XF VALUE			2,000
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			282,366
SOH/AGL Deduction			111,972
ASSESSED VALUE			170,394
TOTAL EXEMPTION VALUE	HX HB SX		100,000
BASE TAXABLE VALUE			70,394
TOTAL JUST VALUE			282,366
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			260,185
5 YR PRCL CK, CHG EYB 2004 TO 2009 REROOF, DEMO XF			
5 YR PRCL CH, N/C			
UPDATED SPOUSE SSN INFO, MLD RNWL CARD			
H7			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB24-000177	RE-ROOF/SHINGLES-		03/18/2024
31531	SFR	0	03/18/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0903/0826	3/04/2013	TR	U	I	30	100
GRANTOR: MAGUIRE JAMES H						
GRANTEE: MAGUIRE JAMES H JR						
0771/0436	9/15/2008	WD	Q	I		205,000
GRANTOR: ANDERSON JANE R.						
GRANTEE: MAGUIRE JAMES H.						

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	0	0		6.00	100	2004	2004	3	23	1,747	
2	0211	CONCRETE W	0	100	0	0		6.00	100	2004	2004	3	23	253	

TOTAL OB/XF										
40 SADDLETREE TRL, CRAWFORDVILLE										
BLD DATE	XF DATE	INC DATE	RTAK	LGL DATE	LAND DATE	AG DATE	RTAK			
10/30/2020	10/30/2020			10/30/2020						

BUILDING NOTES									
BAS=[YR=2004] W21 FSP=[YR=2004] W24 S10 E24 N10\$ S10 W39 S38 E12 N4 FOP=[YR=2004] E16 N6 W16 S6\$ N6 E16 S10 E11 FGR=[YR=2004] E21 N24 W21 S24\$ N24 E21 N24\$.									

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	55,000.00	55,000.00	55,000							