

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 90				
20	FACE BRICK 10				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
12	HARDWOOD 50				
14	CARPET 50				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	Bedrooms	3	100		
	Bathrooms	2	100		
	Story Height	0	100		
1.	1. 100				
	Units	0	100		
03	AVERAGE				
0100	SINGLE FAMILY				
3	MKT AREA		10		
335.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,636	100	2018	1,636	170,977
FGR	400	50	2018	200	20,902
FOP	44	30	2018	13	1,359
FSP	126	55	2018	69	7,211
PTO	130	5	2018	6	627
TOTALS	2,336			1,924	201,076

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,924	115.8000	110.01	211,659	2018	2018	0	0	5.00	95.00		
1 SINGLE FAM 0% - 0 Heated Area: 1636 HX Base Yr													
BLD DATE	03/19/2019			FRSR	LGL DATE	03/03/2020			JBBH				
XF DATE	03/19/2019			FRSR	LAND DATE								
INC DATE					AG DATE								

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		201,076	
TOTAL MARKET OB/XF VALUE		6,476	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		262,552	
SOH/AGL Deduction		0	
ASSESSED VALUE		262,552	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		262,552	
TOTAL JUST VALUE		262,552	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		255,111	
5YR PRCL CK, N/C			
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-4			
5 YR PRCL CH, N/C			
5YR PRCL CK-N/C (K.LINTON)			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
18000067	SFD-CO	0	02/08/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1300/0848	2/10/2023	WD	U	I	30	212,000
GRANTOR: GREEN WILLIAM						
GRANTEE: PROVIDENTIAL SOLUTI						
1080/0517	7/20/2018	WD	Q	I	01	212,900
GRANTOR: GOOCH CONSTRUCTION LL						
GRANTEE: GREEN WILLIAM						

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	1,040.00	SF	6.00	6.00	100	2018	2018	3	80	4,992	
2	0211	CONCRETE W	0	0	9	4	36.00	SF	6.00	6.00	100	2018	2018	3	80	173	
3	0955	PRIVACY FE	0	0	0	0	92.00	LF	15.00	15.00	100	2018	2018	3	95	1,311	
4	0605	PORT VINYL	0	0	7	10	70.00	SF	0.00	0.00	100	2018	2018	3	80	0	

BUILDING NOTES													
45 SYCAMORE TRL, CRAWFORDVILLE													

BUILDING DIMENSIONS													
BAS=[YR=2018] W20 PTO=[YR=2018] N10 W13 S10 E13\$													
FSP=[YR=2018] W13 S7 D3 R3 E10 N10\$ S10 W10 L3 U3 N7 W16													
S45 E22 FOP=[YR=2018] E7 N8 W4 S4 W3 S4\$ N4 E3 N4 E4													
FGR=[YR=2018] S8 E20 N20 W20 S12\$ N12 E20 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	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							