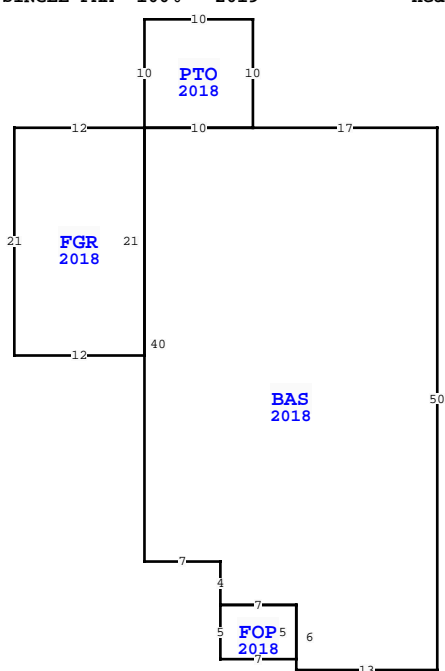


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	VYL PLANK 50
Interior Floo	14	CARPET 50
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

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% - 2019		109.72	151,304	2018	2018	0	0	0	5.00	95.00	
Heated Area: 1238 HX Base Yr 2019													



Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	3	MKT AREA 10			
NEIGHBORHOOD/LOC	335.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,238	100	2018	1,238	129,041
FGR	252	50	2018	126	13,134
FOP	35	30	2018	10	1,042
PTO	100	5	2018	5	522
TOTALS	1,625			1,379	143,739

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			143,739
TOTAL MARKET OB/XF VALUE			4,954
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			203,693
SOH/AGL Deduction			38,550
ASSESSED VALUE			165,143
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			115,143
TOTAL JUST VALUE			203,693
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			195,627
5 YR PRCL CK,N/C			
FR, 5 YR CK. NC			
COA PER WAK TCO			
SHOULD BE WIDE RD NOT WILDE RD. RCK HX 2021			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
18000169	SFD-CO	0	03/05/2018
20071507	SFD-EXPIRED	0	10/23/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1079/0466	7/09/2018	WD Q	Q	I	01	159,900
GRANTOR: PAFFORD PROPERTIES &						
GRANTEE: CHRISTIE NIKIA LASH						
1037/0779	6/15/2017	WD Q	Q	V	05	182,223
GRANTOR: FONVIELLE-THOMPSON, L						
GRANTEE: PAFFORD PROPERTIES						

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	952.00	SF	6.00	6.00	100	2018	2018	3	80	4,570	
2	0211	CONCRETE W	0	100	20	80.00	SF	6.00	6.00	100	2018	2018	3	80	384	

BUILDING NOTES			
40 HEMLOCK WAY, CRAWFORDVILLE			

BUILDING DIMENSIONS			
BAS=[YR=2018] W17 PTO=[YR=2018] N10 W10 S10 E10\$ W10			
FGR=[YR=2018] W12 S21 E12 N21\$ S40 E7 S4 FOP=[YR=2018] S5 E7			
N5 W7\$ E7 S6 E13 N50\$.			

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							