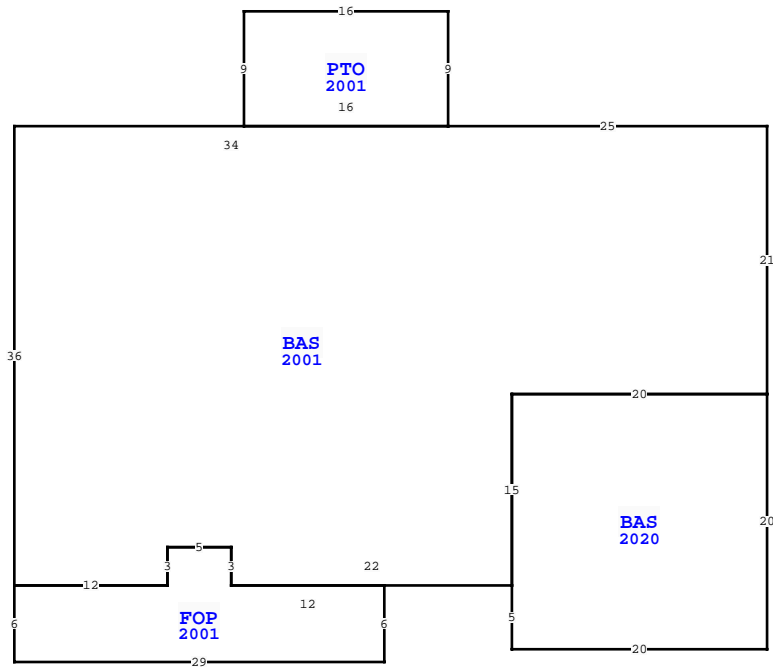


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
12	HARDWOOD 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	5 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
2	MKT AREA	10			
252.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,809	100	2001	1,809	161,362
BAS	400	100	2020	400	35,680
FOP	189	30	2001	57	5,084
PTO	144	5	2001	7	624
TOTALS	2,542			2,273	202,751

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,273	114.5000	108.78	247,257	2001	2005	0	0	18.00	82.00		
1 SINGLE FAM 0% - 2024 Heated Area: 2209 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	202,751		
TOTAL MARKET OB/XF VALUE	4,790		
TOTAL LAND VALUE - MARKET	38,500		
TOTAL MARKET VALUE	246,041		
SOH/AGL Deduction	0		
ASSESSED VALUE	246,041		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	246,041		
TOTAL JUST VALUE	246,041		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	235,117		
RE-ROOF-CC OB23-573 INCR EYB 2001-2005			
SALES CH			
5 YR PRCL CH, PU NEW TRAV, XFOB LN4, CHG BDRM			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB23-000573	RE-ROOF/SHINGLES-		11/07/2023
20000157	SHED-CO	0	06/19/2020
028179	SFD	0	09/05/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1247/0339	1/13/2022	WD Q	Q	I	01	285,000
GRANTOR: JOHNSON PATRICK H & M						
GRANTEE: MCCALLUM WILLIAM &						
0436/0783	3/07/2002	WD Q	Q	I		139,500
GRANTOR: BRIDLEGATE/AUDUBON						
GRANTEE: JOHNSON						

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	0140	FIRE PLACE	0	0	0	1.00	UT	1,900.00	1,900.00	100	2001	2001	3	58	1,102	
2	0210	CONCRETE D	0	0	128	1,664.00	SF	6.00	6.00	100	2001	2001	3	20	1,997	
3	0211	CONCRETE W	0	0	52	156.00	SF	6.00	6.00	100	2001	2001	3	20	187	
4	0700	PORT BLDG	0	0	10	200.00	SF	8.00	8.00	100	2020	2020	3	94	1,504	

TOTAL OB/XF													
4,790													
10 WYNGATE CT, CRAWFORDVILLE													
BLD DATE	07/07/2020	FRAK	LGL DATE										
XF DATE	07/07/2020	FRAK	LAND DATE	04/22/2022									
INC DATE			AG DATE										

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=2001] W25 PTO=[YR=2001] N9 W16 S9 E16 S W34 S36													
FOP=[YR=2001] S6 E29 N6 W12 N3 W5 S3 W12 S E12 N3 E5 S3 E22													
BAS=[YR=2020] S5 E20 N20 W20 S15 S N15 E20 N21 S.													

LAND DESCRIPTION																								
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	1.10	1.10	35,000.00	38,500.00	38,500							