

SONGBIRD SUB
OR 404 P 860
OR 579 P 139

BLK B LOT 4
OR 527 P 11
OR 648 P 69

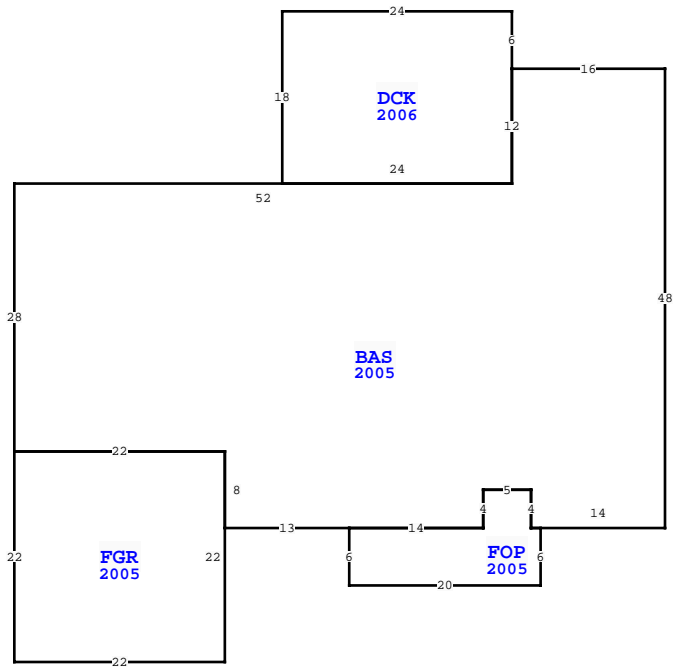
LYNN STEPHANIE RENEE
20 BUNTING DR
CRAWFORDVILLE, FL 32327

2024

00-00-074-272-10223-B04

| BUILDING CHARACTERISTICS | | | | | |
|--------------------------|------------------|----------------|------|--------------|----------------------|
| ELEMENT | CD | CONSTRUCTION | | | |
| Foundation | 02 | CONCR SLAB 100 | | | |
| Frame | 02 | WOOD FRAME 100 | | | |
| Exterior Wall | 20 | FACE BRICK 100 | | | |
| Roof Structur | 03 | GABLE/HIP 100 | | | |
| Roof Cover | 03 | COMP SHNGL 100 | | | |
| Interior Wall | 05 | DRYWALL 100 | | | |
| Interior Floo | 12 | HARDWOOD 70 | | | |
| Interior Floo | 14 | CARPET 30 | | | |
| Heating Type | 04 | AIR DUCTED 100 | | | |
| Air Condition | 03 | CENTRAL 100 | | | |
| Bedrooms | | 4 100 | | | |
| Bathrooms | | 2.5 100 | | | |
| Story Height | | 0 100 | | | |
| Stories | 1. | 1. 100 | | | |
| Units | | 0 100 | | | |
| Quality | 03 | AVERAGE | | | |
| DOR CODE | 0100 | SINGLE FAMILY | | | |
| MAP NUM | 2 | MKT AREA 10 | | | |
| NEIGHBORHOOD/LOC | 272.00 | 1.05/ | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 2,444 | 100 | 2005 | 2,444 | 249,698 |
| DCK | 432 | 10 | 2006 | 43 | 4,393 |
| FGR | 484 | 50 | 2005 | 242 | 24,725 |
| FOP | 140 | 30 | 2005 | 42 | 4,291 |
| TOTALS | 3,500 | | | 2,771 | 283,108 |

| 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% | - 2021 | | | | | | | | | |
| Heated Area: 2444 HX Base Yr 2021 | | | | | | | | | | | | |



| WAKULLA COUNTY PROPERTY | | | |
|--|-------------------|-----|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 1 |
| VALUATION BY | | | STANDARD |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 283,108 |
| TOTAL MARKET OB/XF VALUE | | | 2,589 |
| TOTAL LAND VALUE - MARKET | | | 50,000 |
| TOTAL MARKET VALUE | | | 335,697 |
| SOH/AGL Deduction | | | 45,667 |
| ASSESSED VALUE | | | 290,030 |
| TOTAL EXEMPTION VALUE | HX HB | | 50,000 |
| BASE TAXABLE VALUE | | | 240,030 |
| TOTAL JUST VALUE | | | 335,697 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 308,055 |
| INCR EYB 2005-2009 ROOF B23-001254 | | | |
| 5 YR PRCL CH, N/C | | | |
| FINAL IN LEON CO 5/2020, ELIGIBLE FOR 2021 | | | |
| PROOF OF SEPERATE FAMILY UNITS, DIVORCE | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
| B23-001254 | RE-ROOF/SHINGLES- | | 12/14/2023 |
| 2005261 | SFD | 0 | 03/01/2005 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1082/0251 | 8/09/2018 | QC | U | I | 11 | 100 |
| GRANTOR: LYNN JOHN LAYNE | | | | | | |
| GRANTEE: LYNN STEPHANIE RENE | | | | | | |
| 0933/0552 | 2/18/2014 | WD | U | I | 12 | 240,000 |
| GRANTOR: FEDERAL NATIONAL MORT | | | | | | |
| GRANTEE: LYNN JOHN LAYNE & S | | | | | | |

| 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 | 52 16 | 832.00 | SF | 6.00 | 6.00 | 100 | 2005 | 2005 | 3 | 24 | 1,198 | |
| 2 | 0211 | CONCRETE W | 0 100 | 77 3 | 231.00 | SF | 6.00 | 6.00 | 100 | 2005 | 2005 | 3 | 24 | 333 | |
| 3 | 0130 | FIRE PLACE | 0 100 | 0 0 | 1.00 | UT | 1,300.00 | 1,300.00 | 100 | 2005 | 2005 | 3 | 64 | 832 | |
| 4 | 0625 | PORT WD UT | 0 100 | 10 8 | 80.00 | SF | 6.00 | 6.00 | 100 | 2011 | 2011 | 3 | 47 | 226 | |

| 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 | 100 | | | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 50,000.00 | 50,000.00 | 50,000 | | | | | | | |