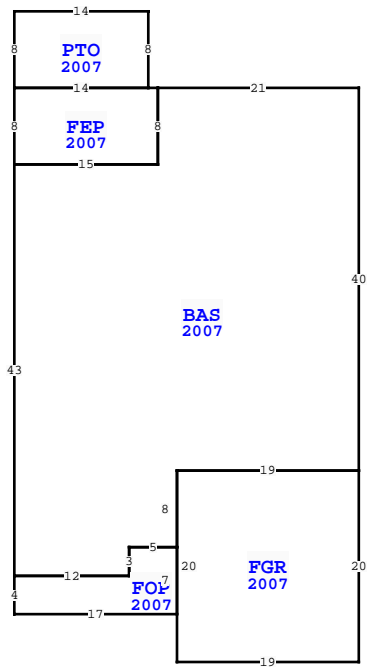


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	10	ABOVE AVG.	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	50
Interior Floor	14	CARPET	50
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		3	100
Bathrooms		2	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	67.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,492	100	2007
FEP	120	80	2007
FGR	380	50	2007
FOP	83	30	2007
PTO	112	5	2007
TOTALS	2,187		

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%	- 2020		210,531	2007	2007	0	0	16.00	84.00
				Heated Area: 1588			HX Base Yr 2020				



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			176,846
TOTAL MARKET OB/XF VALUE			1,552
TOTAL LAND VALUE - MARKET			40,000
TOTAL MARKET VALUE			218,398
SOH/AGL Deduction			77,657
ASSESSED VALUE			140,741
TOTAL EXEMPTION VALUE	HX HB WX		55,000
BASE TAXABLE VALUE			85,741
TOTAL JUST VALUE			218,398
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			200,775
5 YR PRCL CH, N/C			
COME FOR 2019, LEFT 2 MESSAGES			
RCVD ANOTHER 2020 HX APP- INCLUDED SX NEED IN			
SON DOD 10/26/2015)			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
17000173	RPL AIR HAND	0	02/08/2017
2007617	SFD-CO	0	04/27/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1115/0390	6/28/2019	WD	Q	I	01	185,000
GRANTOR: JOINER JOHN DALE & CO						
GRANTEE: EPPELSON JEAN						
0910/0657	5/20/2013	QC	U	I	11	100
GRANTOR: JOINER EUNICE S						
GRANTEE: JOINER KEITH SCHEFF						

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	29	16		SF	6.00	100	2007	2007	3	30	835	
2	0211	CONCRETE W	0	100	11	4		SF	6.00	100	2007	2007	3	30	79	
3	0211	CONCRETE W	0	100	6	3		SF	6.00	100	2007	2007	3	30	32	
4	0955	PRIVACY FE	0	100	0	0		LF	15.00	100	2007	2007	3	40	606	

BLD DATE		01/16/2020	MMAK		LGL DATE	
XF DATE		01/16/2020	MMAK		LAND DATE	
INC DATE					AG DATE	
20 TUSCANY TRCE, CRAWFORDVILLE						
12/14/2009 JBHC						

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2007] W21 FEP=[YR=2007] W1 PTO=[YR=2007] N8 W14 S8 E14\$ W14 S8 E15 N8\$ S8 W15 S43 FOP=[YR=2007] S4 E17 N7 W5 S3 W12\$ E12 N3 E5 N8 FGR=[YR=2007] S20 E19 N20 W19\$ E19 N40\$.	

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		R3	0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							