

ELEMENT		CD	CONSTRUCTION
Foundation	02	CONCR	SLAB 100
Frame	02	WOOD	FRAME 100
Exterior Wall	05	HARDIE	BRD 80
Exterior Wall	19	COMMON	BRK 20
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP	SHNGL 100
Interior Wall	05	DRYWALL	100
Interior Floo	10	LAMINATED	50
Interior Floo	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	5	MKT AREA	10
NEIGHBORHOOD/LOC	183.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,360	100	1996
DCK	88	10	1996
FGR	462	50	1996
FOP	20	30	1996
TOTALS	1,930		

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%	- 2022									Heated Area: 1360	
												HX Base Yr 2022	
BLD DATE	12/05/2019	FRAK	LGL DATE	02/15/2012	JBBH								
XF DATE	12/05/2019	FRAK	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			153,834
TOTAL MARKET OB/XF VALUE			2,437
TOTAL LAND VALUE - MARKET			40,000
TOTAL MARKET VALUE			196,271
SOH/AGL Deduction			1,161
ASSESSED VALUE			195,110
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			145,110
TOTAL JUST VALUE			196,271
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			197,949
5 YR PRCL CH, PU XFOB LN 3-5			
ADD HX FOR 2018- ALLEN			
WHO AKA THERESA DOUGLAS			
SOH PORTED TO 04177-151 FOR 18/CANFIELD T.			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
16000730	RE-ROOF-CO	0	07/25/2016
21090	N/A	0	06/19/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1211/0796	6/01/2021	WD Q	I	01		227,900
GRANTOR: ALLEN TRAVIS E & CASE						
GRANTEE: TURPIN MICHAEL J &						
1034/0320	5/15/2017	WD Q	I	01		142,000
GRANTOR: DOUGLAS THERESA E NKA						
GRANTEE: ALLEN TRAVIS E & CA						

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	20 55	1,100.00	SF	6.00	6.00	100	1996	1996	3	20	1,320	
2	0211	CONCRETE W	0 100	39 3	117.00	SF	6.00	6.00	100	1996	1996	3	20	140	
3	0700	PORT BLDG	0 100	8 8	64.00	SF	8.00	8.00	100	2016	2016	3	86	440	
4	0700	PORT BLDG	0 100	8 8	64.00	SF	8.00	8.00	100	2016	2016	3	86	440	
5	0940	OPEN SHED	0 100	4 8	32.00	SF	4.00	4.00	100	2017	2017	3	76	97	
TOTALS														2,437	

BUILDING NOTES													
72 SHADOW OAK CIR, CRAWFORDVILLE													

BUILDING DIMENSIONS													
BAS=[YR=1996] W12 S8 DCK=[YR=1996] N8 W11 S8 E11\$ W11 L2 U2 W6 L2 D2 W17 S24 FGR=[YR=1996] S22 E21 N22 FOP=[YR=1996] S4 E5 N4 W5\$ W21\$ E38 S4 E12 N36\$.													

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	40,000.00	40,000.00	40,000							