

BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	03	MASONRY 100			
Exterior Wall	15	CONC BLOCK 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	13	GALVALUM 100			
Interior Wall	05	DRYWALL 50			
Interior Wall	06	CUST PANEL 50			
Interior Floo	03	CONC FINSH 50			
Interior Floo	05	ASPH TILE 50			
Ceiling	01	FIN.SUSPD 100			
Heating Type	04	AIR DUCTED 100			
Air Condition	06	ENG CENTRL 100			
Fixtures		6 100			
Story Height		10 100			
RMS		8 100			
Stories	1.	1. 100			
Class	00	N/A 100			
Units		0 100			
Quality on Adj	01	AVERAGE			
DOR CODE	1100	STORES, 1 STORY			
MAP NUM	3	MKT AREA 10			
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,486	100	1993	2,486	113,673
FOP	174	30	1993	52	2,378
TOTALS	2,660			2,538	116,051

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	STOR RETAI	0%	- 2023									Heated Area: 2486 HX Base Yr	

WAKULLA COUNTY PROPERTY VALUATION SUMMARY			
VALUATION BY	Tax Group: 3	Tax Dist:	STANDARD
BUILDING MARKET VALUE			116,051
TOTAL MARKET OB/XF VALUE			4,955
TOTAL LAND VALUE - MARKET			56,500
TOTAL MARKET VALUE			177,506
SOH/AGL Deduction			25,735
ASSESSED VALUE			151,771
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			151,771
TOTAL JUST VALUE			177,506
NCON VALUE			2,280
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			135,901
5 YR PRCL CK, CHG QUAL MIN TO AVG, XFOBS			
2000 NEW RF.			
JS 5 YR CK, CH RCVR, CH FLR. ADJ EYB 1955-			
S/O FROM 10301-005			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B22-000967	HVAC-CC		09/22/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1278/0108	7/29/2022	WD Q	Q	I	01	275,000
GRANTOR: TULLY PROPERTIES INC						
GRANTEE: AK17 HOLDING LLC						

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	0250	ASPHALT AV	0	0	58	20		2.00	2.00	100	1988	1988	3	34	789	
2	0250	ASPHALT AV	0	0	38	73		2.00	2.00	100	1988	1988	3	34	1,886	
4	0955	PRIVACY FE	0	0	0	0		15.00	15.00	100	2024	2023		100	2,280	
TOTALS														4,955		

BUILDING NOTES													
3010 CRAWFORDVILLE HWY, CRAWFORDVILLE													

BUILDING DIMENSIONS													
BAS=[YR=1993] W35 S18 W23 S32 FOP=[YR=1993] S3 E58 N3 W58\$ E58 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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	001100	C	STORE ONE ST	0		C2	0.00	0.00	113.00	FF		1.00	1.00	1.00	500.00	500.00	56,500							