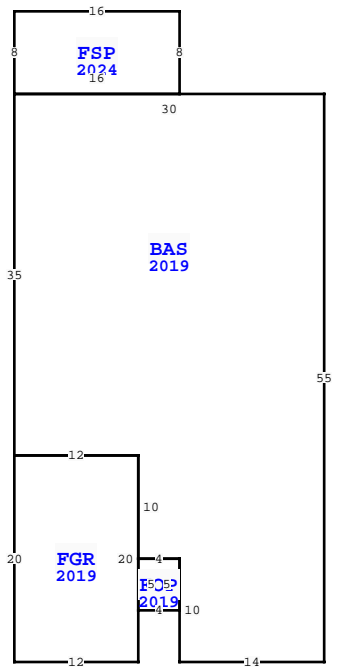




ELEMENT		CD	CONSTRUCTION
Foundation	02	CONCR	SLAB 100
Frame	02	WOOD	FRAME 100
Exterior Wall	30	VINYL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	70
Interior Floor	08	SHT VINYL	30
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	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	3	MKT AREA	10
NEIGHBORHOOD/LOC	14.00	1.25/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,370	100	2019
FGR	240	50	2019
FOP	20	30	2019
FSP	128	55	2024
TOTALS	1,758		

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%	- 2023		204,191	2019	2019	0	0	4.00	96.00
Heated Area: 1370 HX Base Yr 2023											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE			196,023
TOTAL MARKET OB/XF VALUE			4,764
TOTAL LAND VALUE - MARKET			7,800
TOTAL MARKET VALUE			208,587
SOH/AGL Deduction			145,626
ASSESSED VALUE			62,961
TOTAL EXEMPTION VALUE	HX HB		37,961
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			208,587
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			159,085
STAFF REVIEWED QUAL AND DETERMINED SFD SHOULD BE A			
5 YR PRCL CK, CHG TRAV DEMO PTO ADD FSP, PU/CHG XF			
1 BUILDABLE LOT			
2024 NICOLS - PORT TO 10256-000			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000673	SHED-CC	0	07/01/2022
19000024	SFD-CO	0	04/03/2019
20071596	SFD-EXPIRED	0	11/05/2007
026919	MECH	0	08/28/2000
026884	MH	0	08/15/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1265/0294	5/12/2022	WD Q	Q	I	01	225,000
GRANTOR: NICHOLS TONYA KAY & R						
GRANTEE: JOHNSON LEROY & DEB						
1129/0607	10/31/2019	CR U	U	I	11	0
GRANTOR: RODDENBERRY WILLIAM						
GRANTEE: NICHOLS TONYA KAY &						

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	40	11	440.00	SF	6.00	6.00	100	2019	2019	3	85	2,244	
2	0211	CONCRETE W	0 100	10	4	40.00	SF	6.00	6.00	100	2019	2019	3	85	204	
3	0955	PRIVACY FE	0 100	0	0	120.00	LF	15.00	15.00	100	2019	2019	3	96	1,728	
4	0701	PORT BLDG	0 100	10	20	200.00	SF	3.00	3.00	100	2022	2022	3	98	588	
6	0700	PORT BLDG	0 0	8	10	80.00	SF	0.00	0.00	100	2024	2024		100	0	

BLD DATE		11/13/2019	MMSR	LGL DATE	
XF DATE	11/13/2019	MMSR	LAND DATE	11/13/2019	MMSR
INC DATE			AG DATE		

BUILDING NOTES	
18 SIXTH AVE, CRAWFORDVILLE	

BUILDING DIMENSIONS	
BAS=[YR=2019;ORIG=0,0] W30 S35 E12 S10 E4 S10 E14 N55 \$	
FGR=[YR=2019;ORIG=-18,35] W12 S20 E12 N20 \$	
FOP=[YR=2019;ORIG=-14,45] W4 S5 E4 N5 \$	
FSP=[YR=2024;ORIG=-14,-8] W16 S8 E16 N8 \$	

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	0.65	12,000.00	7,800.00	7,800							