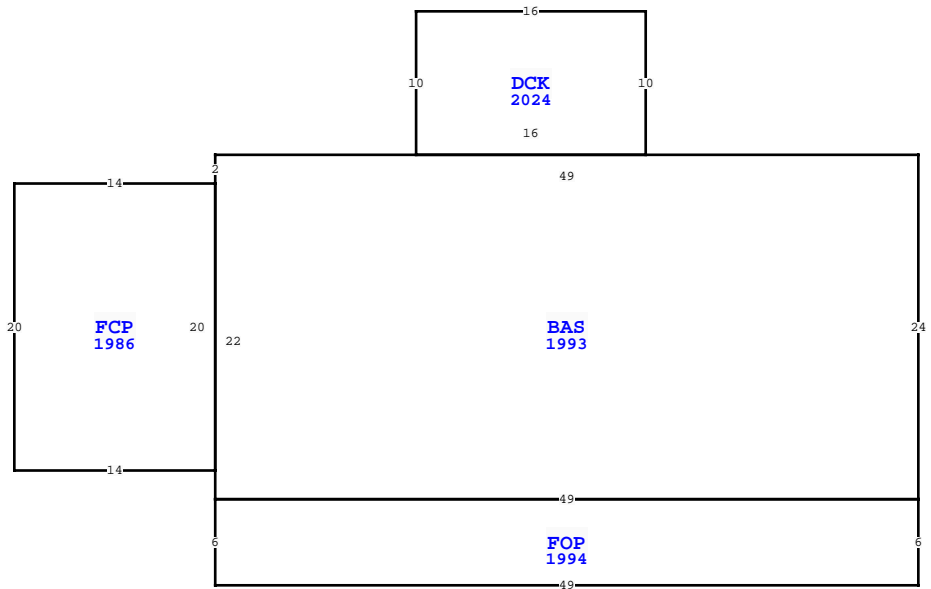




ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
02	CONCR SLAB 100		
03	MASONRY 100		
15	CONC BLOCK 100		
03	GABLE/HIP 100		
12	MODULAR MT 100		
05	DRYWALL 100		
05	ASPH TILE 90		
11	CLAY TILE 10		
13	HEAT PUMP 100		
13	HEAT PUMP 100		
	3 100		
	1 100		
	0 100		
1.	1. 100		
	0 100		
03	AVERAGE		
0100	SINGLE FAMILY		
3	MKT AREA	10	
000	1.00/		
BAS	1,176	100	1993
DCK	160	10	2024
FCP	280	25	1986
FOP	294	30	1994
TOTALS	1,910		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,350	105.4500	100.18	135,243	1971	2016	0	0	7.00	93.00		
1 SINGLE FAM 100% - 2019 Heated Area: 1176 HX Base Yr 2019													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		125,776	
TOTAL MARKET OB/XF VALUE		832	
TOTAL LAND VALUE - MARKET		15,000	
TOTAL MARKET VALUE		141,608	
SOH/AGL Deduction		66,831	
ASSESSED VALUE		74,777	
TOTAL EXEMPTION VALUE		HX HB 49,777	
BASE TAXABLE VALUE		25,000	
TOTAL JUST VALUE		141,608	
NCON VALUE		1,491	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		73,211	
5 YR PRCL CK, CHG EYB 1971 TO 2016, XFOBS, CHG TRA			
FR 5YR CK; PU NEW TRAV, PU XFOBS, CH BLDG			
ADD HX FOR 2019- GROSS, PENDING INCOME FOR SX			
NO COA DMV			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
18000438	REPLACEMENT	0	04/18/2018
18000433	ELECTRIC-CO	0	04/17/2018
18000409	HVAC C/O	0	04/12/2018
2009292	REROOF (SHINGLES)	0	04/13/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1063/0632	1/15/2018	WD	Q	I	01	85,000
GRANTOR: KERNS EIKO K						
GRANTEE: GROSS DWIGHT & CYNT						
0299/0892	5/23/1997	QC	U	I		10,000
GRANTOR: KERNS EIKO K						
GRANTEE:						

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	45	9	405.00	SF	6.00	6.00	100	1980	1980	3	20	486	
2	0211	CONCRETE W	0 100	20	3	60.00	SF	6.00	6.00	100	2018	2018	3	80	288	
3	0211	CONCRETE W	0 100	4	3	12.00	SF	6.00	6.00	100	2018	2018	3	80	58	
4	0700	PORT BLDG	0 100	10	16	160.00	SF	0.00	0.00	100	2018	2018	3	90	0	

TOTAL OB/XF													
832													
38 CEDAR AVE, CRAWFORDVILLE													
BLD DATE		12/09/2015		MMSR		LGL DATE							
XF DATE		12/09/2015		MMSR		LAND DATE		12/09/2015		MMSR			
INC DATE						AG DATE							

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=1993;ORIG=0,0] W49 S2 S22 E49 N24 \$													
FOP=[YR=1994;ORIG=-49,24] S6 E49 N6 W49 \$													
FCP=[YR=1986;ORIG=-49,2] W14 S20 E14 N20 \$													
DCK=[YR=2024;ORIG=-19,-10] W16 S10 E16 N10 \$													

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			101.00	372.00	1.00	LT		1.00	1.00	1.00	15,000.00	15,000.00	15,000										