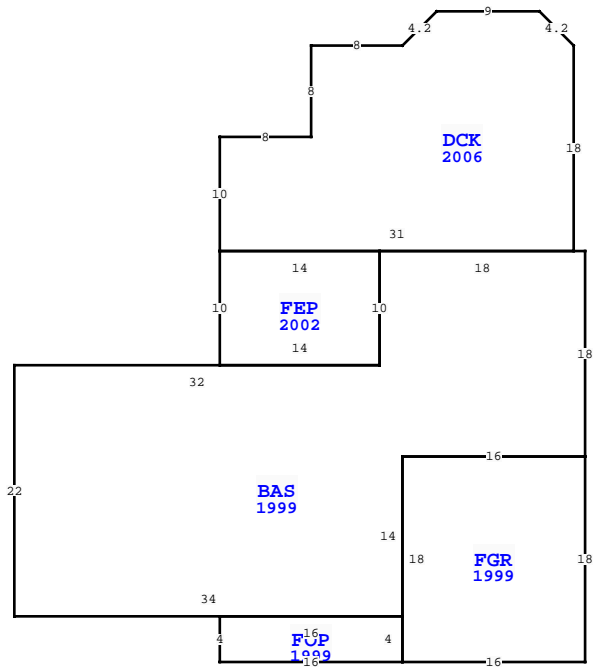


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 70				
20	FACE BRICK 30				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
14	CARPET 70				
11	CLAY TILE 30				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	Bedrooms 3 100				
	Bathrooms 2 100				
	Story Height 0 100				
1.	1. 100				
	Units 0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
3	MKT AREA	10			
199.00		1.15/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,056	100	1999	1,056	129,169
DCK	530	10	2006	53	6,483
FEP	140	80	2002	112	13,700
FGR	288	50	1999	144	17,614
FOP	64	30	1999	19	2,324
TOTALS	2,078			1,384	169,289

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,384	124.4000	135.91	188,099	1999	2013	0	0	10.00	90.00
1 SINGLE FAM 100% - 2024 Heated Area: 1168 HX Base Yr 2024											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		169,289	
TOTAL MARKET OB/XF VALUE		9,456	
TOTAL LAND VALUE - MARKET		25,000	
TOTAL MARKET VALUE		203,745	
SOH/AGL Deduction		0	
ASSESSED VALUE		203,745	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		153,745	
TOTAL JUST VALUE		203,745	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		149,564	
5 YR PRCL CK, CHG EYB 2005 TO 2013, XFOBS			
FR 5 YR CK, CH XFOB CODE/WDTH, PU XFOBS.			
INCR EYB 1999-2003 RE-ROOF CC 4-2022			
CORR CODE XFOB LN 2, PU XFOB LN 3-4, CORR EYB			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB22-000151	RE-ROOF-CC	0	03/14/2022
19000075	HVAC CO	0	02/08/2019
024006	N/A	0	08/25/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1306/0173	3/21/2023	WD	Q	I	01	229,000
GRANTOR: BRYANT JAMES KEVIN						
GRANTEE: SALTER DANIEL						
0492/0829	6/27/2003	WD	Q	I		118,000
GRANTOR: FLETCHER MICHAEL T						
GRANTEE: BRYANT JAMES KEVIN						

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	62	9	558.00	SF	6.00	6.00	100	1999	1999	3	57	1,908	
2	0955	PRIVACY FE	0 100	0	0	353.00	LF	15.00	15.00	100	1999	1999	3	75	3,971	
3	0210	CONCRETE D	0 100	0	0	958.00	SF	6.00	6.00	100	1999	1999	3	57	3,276	
4	0700	PORT BLDG	0 100	10	8	80.00	SF	0.00	0.00	100	2004	2004	3	62	0	
5	0211	CONCRETE W	0 100	16	3	48.00	SF	6.00	6.00	100	1999	1999	3	57	164	
6	0211	CONCRETE W	0 100	10	4	40.00	SF	6.00	6.00	100	1999	1999	3	57	137	
TOTALS															9,456	

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	1.00	25,000.00	25,000.00	25,000							

BUILDING NOTES														
108 EAGLES RIDGE DR, CRAWFORDVILLE														
BLD DATE 10/27/2016 MMSR LGL DATE 10/27/2016 MMSR LAND DATE 10/27/2016 MMSR														
XF DATE 10/27/2016 MMSR AG DATE														
INC DATE														

BUILDING DIMENSIONS														
BAS=[YR=1999] W18 S10 FEP=[YR=2002] N10 W14 DCK=[YR=2006] E31 N18 U3 L3 W9 L3 D3 W8 S8 W8 S10\$ S10 E14\$ W32 S22 E34 N14 E16 FGR=[YR=1999] W16 S18 FOP=[YR=1999] N4 W16 S4 E16\$ E16 N18\$ N18\$.														