

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
01	WOOD FRAME 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
14	CARPET 70				
11	CLAY TILE 30				
04	AIR DUCTED 100				
03	CENTRAL 100				
	4 100				
	2 100				
1.	1. 100				
00	N/A 100				
	0 100				
08	FAIR				
0200	MOBILE HOME				
3	MKT AREA		10		
13.00		1.25/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,782	100	1999	1,782	89,194
DCK	264	10	1999	26	1,301
FSP	180	60	1999	108	5,406
TOTALS	2,226			1,916	95,901

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0200	02	1,916	102.1500	89.38	171,252	1999	1999	0	0	44.00	56.00
1 MOBILE HOM 0% - 0 Heated Area: 1782 HX Base Yr											

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		95,901	
TOTAL MARKET OB/XF VALUE		1,496	
TOTAL LAND VALUE - MARKET		24,000	
TOTAL MARKET VALUE		121,397	
SOH/AGL Deduction		27,452	
ASSESSED VALUE		93,945	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		93,945	
TOTAL JUST VALUE		121,397	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		85,405	
5 YR PRCL CK, CHG EYB 1999 TO 2007, QUAL FAIR TO A			
5 YR PRCL CH, DEL XFOB LN 3			
COA PER OWNER IN OFFICE			
COA COOWNER BERN PEARSON IN OFFICE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2014248	MECH	0	03/28/2014
2012482	RE-ROOF	0	07/20/2012
255809	MECH	0	10/18/1999
25048	DW MH	0	04/29/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1026/0265	2/07/2017	QC	U	I	11	100
GRANTOR: PEARSON INGRID H AS T						
GRANTEE: MORNING LARK LLC						
0987/0453	12/15/2015	WD	Q	I	01	58,500
GRANTOR: BOYKIN DAVID L & SHEL						
GRANTEE: PEARSON INGRID H AS						

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	0130	FIRE PLACE	0	0	0	0	1.00	UT	1,300.00	1,300.00	100	1999	1999	3	56	728	
2	0700	PORT BLDG	0	0	12	10	120.00	SF	8.00	8.00	100	2013	2013	3	80	768	
3	0635	PORT MTL U	0	0	10	8	80.00	SF	0.00	0.00	100	2000	2000	3	20	0	

TOTAL OB/XF											
1,496											
88 CLOER LN, CRAWFORDVILLE											
BLD DATE		03/04/2020		FRAK		LGL DATE					
XF DATE		03/04/2020		FRAK		LAND DATE		03/09/2019		JB	
INC DATE						AG DATE					

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=1999] W17 DCK=[YR=1999] N12 W22 FSP=[YR=1999] W15 S12 E15 N12 \$ S12 E22 \$ W49 S27 E66 N27 \$.											

LAND DESCRIPTION																								
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	000201	C	MH	0					1.00	LT		1.00	1.00	2.00	12,000.00	24,000.00	24,000							