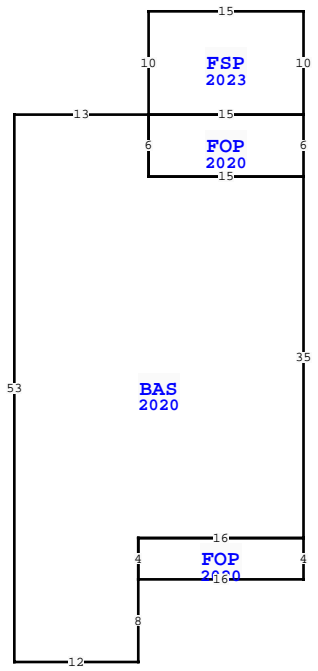




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	07	VYL PLANK 50
Interior Floor	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 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	13.00	1.25/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,202	100
FOP	64	30
FOP	90	30
FSP	150	55
TOTALS	1,506	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,330	109.5000	130.03	172,940	2020	2020	0	0	3.00	97.00		
1 SINGLE FAM 100% - 2021 Heated Area: 1202 HX Base Yr 2021													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			167,752
TOTAL MARKET OB/XF VALUE			5,571
TOTAL LAND VALUE - MARKET			15,300
TOTAL MARKET VALUE			188,623
SOH/AGL Deduction			51,936
ASSESSED VALUE			136,687
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			86,687
TOTAL JUST VALUE			188,623
NCON VALUE			10,344
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			134,070
5 YR PRCL CK, CHG TRAV FOP TO FSP, CHG XFOB CODE,			
FR PRMT CK 5/26/23; PU NEW TRAV & XFOB			
5 YR PRCL CH, N/C			
ADD HX FOR 2021-ICARO			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
23000254	SCREEN ROOM-CC	0	04/14/2023
19001225	SFD-CO	0	09/06/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1344/0782	1/25/2024	LD	U	I	11	100
GRANTOR: ICARO BONNIE B LIFE E						
GRANTEE: ICARO JESSICA LEE						
1147/0555	4/16/2020	WD	Q	I	01	145,000
GRANTOR: ERICK BEAM CONSTRUCTI						
GRANTEE: ICARO BONNIE B						

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	35	20			6.00	100	2020	2020	3	89	3,738	
2	0211	CONCRETE W	0	100	15	4			6.00	100	2020	2020	3	89	320	
3	0955	PRIVACY FE	0	100	0	0			15.00	100	2020	2020	3	97	1,513	
4	0635	PORT MTL U	0	100	6	8			0.00	100	2024	2020	AV	89	0	
														TOTAL OB/XF	5,571	

BUILDING NOTES													
28 TRANQUIL LN, CRAWFORDVILLE													
BLD DATE 06/18/2020 FRAK LGL DATE													
XF DATE 06/18/2020 FRAK LAND DATE 03/09/2019 JB													
INC DATE													

BUILDING DIMENSIONS													
BAS=[YR=2020;ORIG=0,6] W15 N6 W13 S53 E12 N8 N4 E16 N35 \$													
FOP=[YR=2020;ORIG=0,0] W15 S6 E15 N6 \$													
FOP=[YR=2020;ORIG=-16,45] E16 N4 W16 S4 \$													
FSP=[YR=2023;ORIG=-15,-10] E15 S10 W15 N10 \$													

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			50.00	100.00	1.00	LT		1.00	1.00	1.00	15,300.00	15,300.00	15,300							