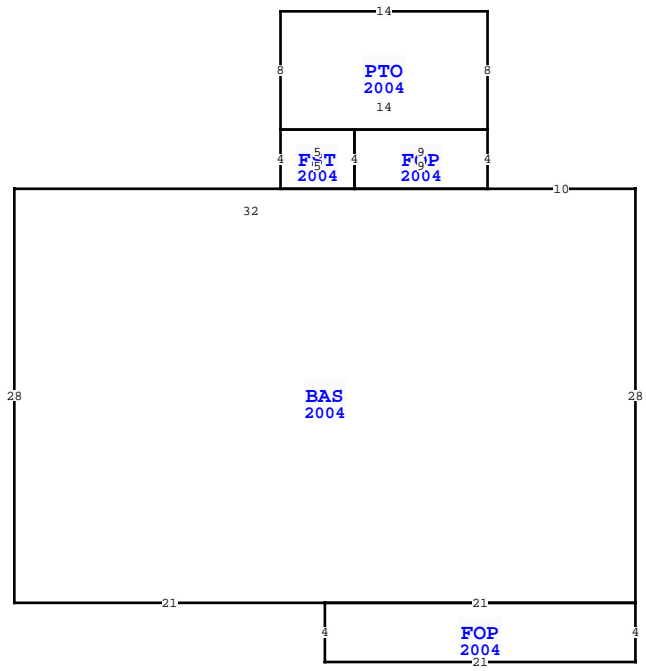




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	05	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	10	LAMINATED	70
Interior Floo	14	CARPET	30
Heating Type	13	HEAT 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	08	FAIR	
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	YEAR
BAS	1,176	100	2004
FOP	36	30	2004
FOP	84	30	2004
FST	20	55	2004
PTO	112	5	2004
TOTALS	1,428		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,229	105.2100	124.94	153,551	2004	2008	0	0	15.00	85.00		
1 SINGLE FAM 0% - 0 Heated Area: 1176 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		130,518	
TOTAL MARKET OB/XF VALUE		692	
TOTAL LAND VALUE - MARKET		30,600	
TOTAL MARKET VALUE		161,810	
SOH/AGL Deduction		24,085	
ASSESSED VALUE		137,725	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		137,725	
TOTAL JUST VALUE		161,810	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		125,488	
5 YR PRCL CK, (FP QUAL FAIR TO AVG)			
5 YR PRCL CH N/C-MM			
CORR DIMENS XFOB LN 1 & 2			
5 YR PRCL CH, PU FNDN & FRME, CORR FLOOR, PU			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21001151	SHINGLES REROOF	0	11/01/2021
17000449	MECH	0	04/03/2017
31006	SFD	0	11/17/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1228/0624	8/12/2021	QC	U	I	11	50,000
GRANTOR: RAKER TIFFANY N FKA H						
GRANTEE: HARPER KENNETH E						
0922/0457	9/18/2013	WD	U	I	12	62,000
GRANTOR: SECRETARY OF VETERANS						
GRANTEE: HARPER TIFFANY N						

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	0	42	10	420.00	SF	6.00	6.00	100	2004	2004	3	23	580	
2	0211	CONCRETE W	0	0	27	3	81.00	SF	6.00	6.00	100	2004	2004	3	23	112	

TOTAL OB/XF													
112 MELODY LN, CRAWFORDVILLE													
BLD DATE	XF DATE	INC DATE	MMFR	LGL DATE	LAND DATE	AG DATE							
03/13/2020	03/13/2020		MMFR				03/09/2019	JB					

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=2004] W10 FOP=[YR=2004] N4 PTO=[YR=2004] N8 W14 S8													
FST=[YR=2004] S4 E5 N4 W5\$ E14\$ W9 S4 E9\$ W32 S28 E21													
FOP=[YR=2004] S4 E21 N4 W21\$ E21 N28\$.													

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	0			100.00	100.00	1.00	LT		1.00	1.00	2.00	15,300.00	30,600.00	30,600							