

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 Floo	12	HARDWOOD	70		
Interior Floo	14	CARPET	30		
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	5	MKT AREA	08		
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,640	100	1994	1,640	121,796
FGR	420	50	2014	210	15,596
FOP	120	30	1994	36	2,674
FSP	156	55	1998	86	6,387
TOTALS	2,336			1,972	146,452

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2016		206,271	1994	1994	0	0	29.00	71.00
Heated Area: 1640 HX Base Yr											
89 J K MOORE RD, CRAWFORDVILLE											
BLD DATE	06/05/2017	MMSR	LGL DATE	06/05/2017	MMSR						
XF DATE	06/05/2017	MMSR	LAND DATE								
INC DATE			AG DATE								

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				146,452	
TOTAL MARKET OB/XF VALUE				2,328	
TOTAL LAND VALUE - MARKET				17,040	
TOTAL MARKET VALUE				165,820	
SOH/AGL Deduction				34,973	
ASSESSED VALUE				130,847	
TOTAL EXEMPTION VALUE				13	130,847
BASE TAXABLE VALUE				0	
TOTAL JUST VALUE				165,820	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				160,686	
FLAG H5 SHE NEEDS TO FILE HX T&P IS RYAN THOMAS WI					
FR 5YR CK; PU XF0B					
COA PER NCOA REPORT					
LN 6-7					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
15000207	RE-ROOF	0	03/23/2015		
15000119	RE-ROOF	0	03/02/2015		
17925	N/A	0	04/12/1994		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1329/0076	8/21/2023	WD	U	I	11	100
GRANTOR: WILLIAMS RYAN THOMAS						
GRANTEE: WILLIAMS DANELL ROB						
0971/0689	5/22/2015	WD	Q	I	01	151,500
GRANTOR: ALEXANDER DAVID						
GRANTEE: WILLIAMS RYAN T & D						

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	0620	WOOD UTL B	0	100	12	20	240.00	SF	6.00	6.00	100	1993	1993	3	20	288	
2	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	1994	1994	3	51	663	
3	0210	CONCRETE D	0	100	4	24	96.00	SF	6.00	6.00	100	1994	1994	3	20	115	
4	0211	CONCRETE W	0	100	4	4	16.00	SF	6.00	6.00	100	1994	1994	3	20	19	
5	0700	PORT BLDG	0	100	10	8	80.00	SF	8.00	8.00	100	2012	2012	3	78	499	
6	0940	OPEN SHED	0	100	10	20	200.00	SF	4.00	4.00	100	2021	2021	3	93	744	
TOTAL OB/XF 2,328																	

BUILDING NOTES									
BAS=[YR=1994] W28 S25 FSP=[YR=1998] N12 W13 S12 E13\$ W20 S12									
FGR=[YR=2014] S21 E20 N8 FOP=[YR=1994] S6 E20 N6 W20\$ N13									
W20\$ E20 S13 E28 N50\$.									

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			0.00	0.00	1.42	AC		1.00	1.00	1.00	12,000.00	12,000.00	17,040							