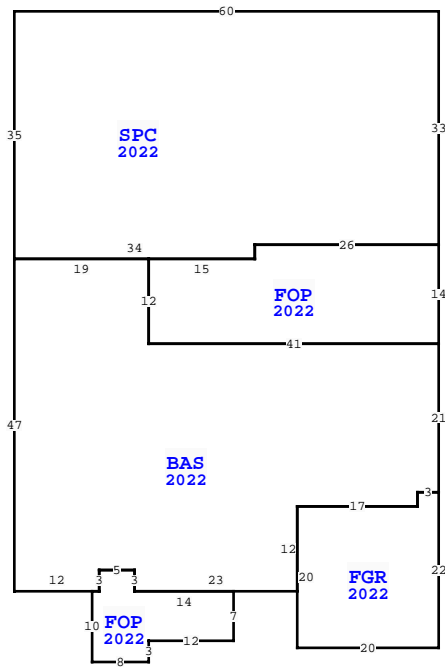




ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	90	
Exterior Wall	11	AVERAGE		10	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		100	
Interior Floo	12	HARDWOOD		100	
Heating Type	13	HEAT PUMP		100	
Air Condition	13	HEAT PUMP		100	
Bedrooms			4	100	
Bathrooms			2.5	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	137.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,067	100	2022	2,067	227,265
FGR	406	50	2022	203	22,320
FOP	179	30	2022	54	5,937
FOP	544	30	2022	163	17,922
SPC	2,048	20	2022	410	45,080
TOTALS	5,244			2,897	318,524

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%	- 2023								
Heated Area: 2067						HX Base Yr 2023					



90 COUNTRY CLUB DR, CRAWFORDVILLE

BLD DATE	09/18/2018	FRT P	LGL DATE	03/15/2009	JBBH
XF DATE			LAND DATE		
INC DATE			AG DATE		

WAKULLA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	318,524		
TOTAL MARKET OB/XF VALUE	36,333		
TOTAL LAND VALUE - MARKET	55,000		
TOTAL MARKET VALUE	409,857		
SOH/AGL Deduction	183,478		
ASSESSED VALUE	226,379		
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE	176,379		
TOTAL JUST VALUE	409,857		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	405,964		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23000034	SFD	0	06/02/2023
22000780	ENCLOSURE-CC	0	09/01/2022
OBN22-00019	IN-GROUND POOL-CC	0	06/21/2022
21000097	SFD	0	11/12/2021
21000097	SFD	0	11/12/2021
21000097	SFD-CO	0	11/12/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1271/0178	6/24/2022	WD	Q	I	01	439,000

GRANTOR: PAFFORD PROPERTIES &
 GRANTEE: KENT DONALD C & SAN
 1225/0500 8/23/2021 WD Q V 01 45,000
 GRANTOR: DUNBAR DAVID M & SHIR
 GRANTEE: PAFFORD PROPERTIES

BUILDING NOTES	

BUILDING DIMENSIONS	
SPC=[YR=2022] W60 S35 E34 N2 E26 FOP=[YR=2022] W26 S2 W15 S12 E41 BAS=[YR=2022] W41 N12 W19 S47 E12 N3 E5 FOP=[YR=2022] W5 S3 W1 S10 E8 N3 E12 N7 W14 N3\$ S3 E23 N12 E17 N2 E3 FGR=[YR=2022] W3 S2 W17 S20 E20 N22\$ N21\$ N14\$ N33\$.	

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	64	12	768.00	SF	6.00	6.00	100	2022	2022	3	97	4,470	
2	0211	CONCRETE W	0	100	57	4	228.00	SF	6.00	6.00	100	2022	2022	3	97	1,327	
3	0230	POOL, CONCR	0	100	28	14	392.00	SF	65.00	65.00	100	2022	2022	3	97	24,716	
4	0180	JACUZZI BU	0	100	0	0	1.00	UT	6,000.00	6,000.00	100	2022	2022	3	97	5,820	

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	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							