



ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION	CD	CONSTRUCTION
01	WOOD FRAME 100	01	WOOD FRAME 100
02	WOOD FRAME 100	02	WOOD FRAME 100
30	VINYL 100	03	GABLE/HIP 100
03	GABLE/HIP 100	05	COMP SHNGL 100
05	COMP SHNGL 100	03	DRYWALL 100
10	LAMINATED 90	14	CARPET 10
13	HEAT PUMP 100	13	HEAT PUMP 100
13	HEAT PUMP 100	13	HEAT PUMP 100
2	100	3	100
0	100	1	100
0	100	0	100
03	AVERAGE	03	AVERAGE
5000	IMPRVD AG RES	5000	IMPRVD AG RES
3	MKT AREA	10	MKT AREA
000	1.00/	000	1.00/
BAS	960	100	1993
BAS	768	100	2008
UCP	1,038	20	2008
UOP	400	20	2008
UST	130	45	2008
UST	80	45	2015
TOTALS	3,376		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,110	106.3000	100.98	213,068	2000	2004	0	0	19.00	81.00	
1 SINGLE FAM 100% - 2023 Heated Area: 1728 HX Base Yr 2023												
81 COUNCIL MOORE RD, CRAWFORDVILLE												
BLD DATE	11/06/2019	FRAK	LGL DATE	11/06/2019	FRAK							
XF DATE	11/06/2019	FRAK	LAND DATE	11/06/2019	FRAK							
INC DATE			AG DATE									

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			172,585
TOTAL MARKET OB/XF VALUE			3,900
TOTAL LAND VALUE - MARKET			97,200
TOTAL MARKET VALUE			195,047
SOH/AGL Deduction			59,050
ASSESSED VALUE			135,997
TOTAL EXEMPTION VALUE			50,000
BASE TAXABLE VALUE			85,997
TOTAL JUST VALUE			273,685
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			176,586
REVIEWED QUAL - CHANGED FROM FAIR TO AVG			
APPR BY: IT 01-08-2022. N/C			
ADAIR PORT TO 05928-000			
AG REMOVED/SALE NO AG APP RECVD			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB22-000472	RE-ROOF-CC	0	07/14/2022
2012377	ADDITION-CO	0	06/11/2012
20071128	ADDITION	0	08/15/2007
32493	AG SCRVD	0	10/11/2004
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD
1282/0088	9/06/2022	WD Q	I 01
GRANTOR: ADAIR CHARLES CURTIS			
GRANTEE: GRAY ROBERT & JAMIE			
0882/0030	5/03/2012	WD U	I 12
GRANTOR: FEDERAL HOME LOAN MOR			
GRANTEE: ADAIR CHARLES CURTI			
BUILDING NOTES			
BUILDING DIMENSIONS			
UCP=[YR=2008] W3 UST=[YR=2008] W13 S10 E13 N10\$ S10 W13			
UST=[YR=2015] N10 W8 S10 E8\$ W8 S34 BAS=[YR=2008] W16 S48			
E16 N48\$ S48 UOP=[YR=2008] W16 S10 E40 N10 W24\$			
BAS=[YR=1993] E24 N40 W24 S40\$ N40 E24 N52\$.			

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
1	0940	OPEN SHED	0	100	30	14		4.00	4.00	100	1980	1980
2	0620	WOOD UTL B	0	100	31	30	SF	6.00	6.00	100	1980	1980
3	0955	PRIVACY FE	0	100	0	0	LF	15.00	15.00	100	1980	1980
4	0210	CONCRETE D	0	100	4	42	SF	6.00	6.00	100	2008	2008
5	0211	CONCRETE W	0	100	3	8	SF	6.00	6.00	100	2008	2008
6	0210	CONCRETE D	0	100	24	42	SF	6.00	6.00	100	2008	2008
TOTAL OB/XF 3,900												

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
1	000110	C	SFR RURAL	100			0.00	0.00	1.00	AC		1.00
2	005920	A	TIMB/PAST	0			0.00	0.00	10.96	AC		1.00