

ELEMENT		CD		CONSTRUCTION	
Foundation	01	WOOD	FRAME	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	16	WD FR	STUC	100	
Roof Structur	01	FLAT		100	
Roof Cover	01	MINIMUM		100	
Interior Wall	04	PLYWOOD		100	
Interior Floo	14	CARPET		100	
Ceiling	02	F.NOT	SUS	100	
Heating Type	13	HEAT PUMP		100	
Air Condition	13	HEAT PUMP		100	
Fixtures		4	100		
Story Height		0	100		
RMS		4	100		
Stories	1.	1.	100		
Class	00	N/A	100		
Units		0	100		
Quality	01	MINIMUM			
DOR CODE	1700	OFFICE	BUILDING		
MAP NUM	4	MKT AREA	06		
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100	1993	960	38,976
FOP	108	30	1993	32	1,299
TOTALS	1,068			992	40,275

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	OFFICE	0% - 0			100,688	1965	1965	0	0	60.00	40.00		
Heated Area: 960 HX Base Yr													
1439 SHELL POINT RD, CRAWFORDVILLE													
BLD DATE	09/12/2018	MMTP	LGL DATE	09/12/2018	MMTP								
XF DATE	12/10/2014	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				40,275	
TOTAL MARKET OB/XF VALUE				6,216	
TOTAL LAND VALUE - MARKET				187,500	
TOTAL MARKET VALUE				233,991	
SOH/AGL Deduction				0	
ASSESSED VALUE				233,991	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				233,991	
TOTAL JUST VALUE				233,991	
NCON VALUE				0	
INCOME VALUE				0	
PREVIOUS YEAR MKT VALUE				233,285	
MM 5 YR CK, DEMO XFOB					
5 YR PRCL CHK CHG QUAL, DEL XFB LN 11 PU LN10					
ADD CHG VIA JAMES B WADSWORTH PER TCO					
WILLIAM T GAUPIN DOD 6-13-2015 OR 996 P 606					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
19001489	DECK	0	12/05/2019		
29069	ELEC	0	05/23/2002		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1208/0171	5/06/2021	WD	Q	I	01	250,000
GRANTOR: LESIEUR ENTERPRISES,						
GRANTEE: ADAMS KENDALL & TAM						
1208/0169	5/06/2021	QC	U	I	11	100
GRANTOR: ALOI JAMES A						
GRANTEE: LESIEUR ENTERPRISES						

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	0700	PORT BLDG	0	0	12	8	96.00	SF	8.00	8.00	100	1985	1985	3	35	269	
2	0700	PORT BLDG	0	0	20	10	200.00	SF	8.00	8.00	100	2002	2002	3	59	944	
3	0250	ASPHALT AV	0	0	0	0	4,590.00	SF	2.00	2.00	100	1983	1983	3	20	1,836	
4	0110	CHAINLINK	0	0	120	0	120.00	LF	25.00	25.00	100	1978	1978	3	20	600	
5	0700	PORT BLDG	0	0	10	8	80.00	SF	8.00	8.00	100	1980	1980	3	20	128	
6	0055	PORTABLE C	0	0	20	12	240.00	SF	3.00	3.00	100	2013	2013	3	57	410	
7	0955	PRIVACY FE	0	0	0	0	56.00	LF	15.00	15.00	100	2002	2002	3	0	0	
8	0375	WOOD WALK	0	0	28	3	84.00	SF	15.00	15.00	100	2004	2004	3	23	290	
9	0955	PRIVACY FE	0	0	0	0	122.00	LF	15.00	15.00	100	2018	2018	3	95	1,739	
TOTAL OB/XF																6,216	

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=1993] W48 S20 E15 FOP=[YR=1993] S6 E18 N6 W18 \$ E33 N20\$.			

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	001700	C	1STORY OFF	0			250.00	217.00	250.00	FF		1.00	1.00	1.00	750.00	750.00	187,500							