



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS											
ELEMENT	CD	CONSTRUCTION	TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
DOR CODE		0001 VAC RES / WXFOBS															
MAP NUM		4		MKT AREA										06			
NEIGHBORHOOD/LOC		155.3		1.25/													
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE												

WAKULLA COUNTY PROPERTY		PAGE 1 of 1	
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group:	3		Tax Dist:
BUILDING MARKET VALUE			0
TOTAL MARKET OB/XF VALUE			14,728
TOTAL LAND VALUE - MARKET			200,000
TOTAL MARKET VALUE			214,728
SOH/AGL Deduction			26,262
ASSESSED VALUE			188,466
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			188,466
TOTAL JUST VALUE			214,728
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			171,333

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / V / I / CD	RSN	SALE PRICE
0913/0676	6/18/2013	WD U	V	37	165,000
GRANTOR: DAVIS HUGH C JR & MAR					
GRANTEE: JOHNSON LAURA L & M					
0426/0700	11/29/2001	QC U	V		100
GRANTOR: DAVIS HUGH C JR					
GRANTEE: DAVIS HUGH C JR & M					

TOTALS	1613 SHELL POINT RD, CRAWFORDVILLE		BLD DATE	05/22/2018	MMJT	LGL DATE	05/22/2018	MMJT
EXTRA FEATURES			XF DATE			LAND DATE		
			INC DATE			AG DATE		

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	0006	ELECTRIC L	0	0	0	1.00	UT	8,500.00	8,500.00	100	2015	2015	3	67	5,695	
2	0330	BOAT SHED	0	0	0	747.00	SF	16.50	16.50	100	2015	2015	GD	67	8,258	
3	0872	SEAWALL VI	0	0	0	60.00	LF	38.00	38.00	100	2008	2008	3	34	775	

BUILDING NOTES	

BUILDING DIMENSIONS	

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000002	C	VAC GULF	0			60.00	215.00	1.00	LT		1.00	1.00	1.00	200,000.00	200,000.00	200,000							