

THE MOORINGS PHASE 2 LOT 20
 OR 84 P 409 OR 142 P 538
 OR 172 P 65 OR 207 P 749

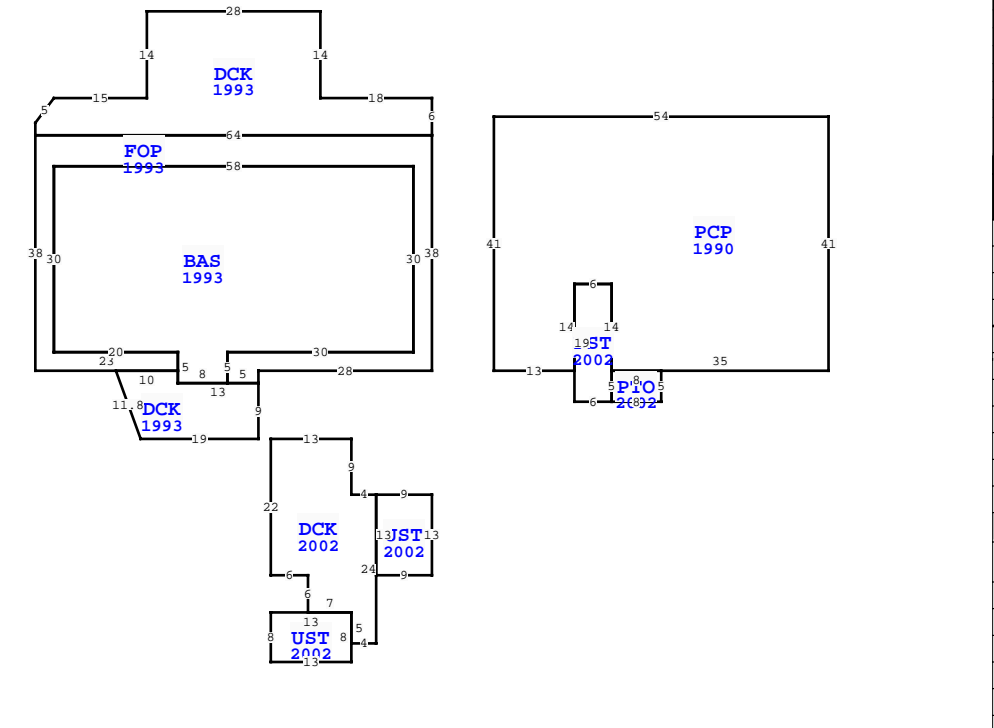
ALEXOUDIS MIKHAIL/ALEXOUDIS EMILY
 39 LIGHTHOUSE POINT
 CRAWFORDVILLE, FL 32327

2024

00-00-121-083-11966-A20

BUILDING CHARACTERISTICS	
ELEMENT	CD
Foundation	04 PILE WOOD 100
Frame	02 WOOD FRAME 100
Exterior Wall	14 WD SHINGLE 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	12 MODULAR MT 100
Interior Wall	05 DRYWALL 70
Interior Wall	06 CUST PANEL 30
Interior Floor	12 HARDWOOD 70
Interior Floor	11 CLAY TILE 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
Kitchen	GD GOOD 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,454	262.4640	249.34	611,880	1960	2015	0	0	8.00	92.00	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 2	
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		562,930	
TOTAL MARKET OB/XF VALUE		27,002	
TOTAL LAND VALUE - MARKET		100,000	
TOTAL MARKET VALUE		689,932	
SOH/AGL Deduction		103,445	
ASSESSED VALUE		586,487	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		536,487	
TOTAL JUST VALUE		689,932	
NCON VALUE		22,492	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		671,975	
PRMT CH MM 9/9/23 UPDATE FLOR & XFOBS			
5 YR CH MM 4/10/23 UPDATE XFOBS			
MLD REVISED TRIM			
ADD SX FOR 2020- DELOACH, LATE FILE APPRVD			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
23000176	BOAT LIFT-CC	0	07/18/2023
17000043	HVAC C/O-CO	0	09/01/2017
32815	REPAIR SFD	0	02/15/2004
023893	BLDG	0	04/06/1999

QUALITY	CD				
05	EXCELLENT				
DOR CODE	0100 SINGLE FAMILY				
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	1,780	100	1993	1,780	408,319
DCK	205	10	1993	20	4,588
DCK	770	10	1993	77	17,663
DCK	424	10	2002	42	9,634
FOP	678	30	1993	203	46,567
PCP	2,130	10	1990	213	48,860
PST	114	15	2002	17	3,900
PTO	40	5	2002	2	459
UST	104	45	2002	47	10,781
UST	117	45	2002	53	12,158
TOTALS	6,362			2,454	562,930

EXTRA FEATURES					
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L W	UNITS
1	0210	CONCRETE D	0 100	0 0	721.00
3	0820	SEAWALL,WO	0 100	80 0	80.00
4	0350	BOATDOCK A	0 100	52 5	260.00
6	0375	WOOD WALK	0 100	26 4	104.00
7	0840	SEAWALL RI	0 100	0 0	80.00
15	0009	DUMBWAITER	0 100	0 0	1.00
16	0211	CONCRETE W	0 100	0 0	60.00
17	0375	WOOD WALK	0 100	9 3	27.00
18	0371	FLOATING D	0 100	10 8	80.00
19	0840	SEAWALL RI	0 100	0 0	80.00

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	0 0	721.00	SF	6.00	6.00	100	1990	1990	3	20	865	
3	0820	SEAWALL,WO	0 100	80 0	80.00	LF	34.00	34.00	100	1998	1998	3	20	544	
4	0350	BOATDOCK A	0 100	52 5	260.00	SF	24.00	24.00	100	2004	2004	3	23	1,435	
6	0375	WOOD WALK	0 100	26 4	104.00	SF	15.00	15.00	100	2004	2004	3	23	359	
7	0840	SEAWALL RI	0 100	0 0	80.00	LF	38.00	38.00	100	2010	2010	3	43	1,307	
15	0009	DUMBWAITER	0 100	0 0	1.00	UT	10,000.00	10,000.00	100	2024	2023	AV	98	9,800	
16	0211	CONCRETE W	0 100	0 0	60.00	SF	6.00	6.00	100	2024	2023	AV	100	360	
17	0375	WOOD WALK	0 100	9 3	27.00	SF	15.00	15.00	100	2024	2023	AV	100	405	
18	0371	FLOATING D	0 100	10 8	80.00	SF	20.00	20.00	100	2024	2023	AV	100	1,600	
19	0840	SEAWALL RI	0 100	0 0	80.00	LF	38.00	38.00	100	2024	2021	AV	93	2,827	

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	000130	C	SFR WATER	100			80.00	135.00	1.00	LT		1.00	1.00	1.00	100,000.00	100,000.00	100,000							

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1224/0212	8/09/2021	WD Q	Q	I	01	610,000
GRANTOR:DELOACH FORREST H III						
GRANTEE:ALEXOUDIS MIKHAIL						
1033/0721	5/04/2017	WD Q	Q	I	01	360,000
GRANTOR:STEVENS DEBORAH M						
GRANTEE:DELOACH FORREST H I						

BUILDING NOTES	
39 LIGHTHOUSE PNT, CRAWFORDVILLE	

BUILDING DIMENSIONS	
DCK=[YR=1993] W18 N14 W28 S14 W15 L3 D4 S2 E64	
FOP=[YR=1993] W64 S38 E23 DCK=[YR=1993] W10 D11 R4 E19 N9	
S30 E20 S5 E8\$ E5 N2 E28 PTR= S20 UST=[YR=2002] W9	
DCK=[YR=2002] W4 N9 W13 S22 E6 S6 E7 UST=[YR=2002] W13 S8	
E13 N8\$ S5 E4 N24\$ S13 E9 N13\$ N20\$ PTR= E10 PCP=[YR=1990]	
E13 N14 E6 S14 PST=[YR=2002] N14 W6 S19 E6 N5\$ PTO=[YR=2002]	
S5 E8 N5 W8\$ E35 N41 W54 S41\$ W10\$ N38\$ N6\$.	

THE MOORINGS PHASE 2 LOT 20
 OR 84 P 409 OR 142 P 538
 OR 172 P 65 OR 207 P 749

ALEXOUDIS MIKHAIL/ALEXOUDIS EMILY
 39 LIGHTHOUSE POINT
 CRAWFORDVILLE, FL 32327

2024

00-00-121-083-11966-A20


BUILDING CHARACTERISTICS							MARKET ADJUSTMENTS										WAKULLA COUNTY PROPERTY																																																										
ELEMENT	CD	CONSTRUCTION					TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																																																								
																	VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 562,930 TOTAL MARKET OB/XF VALUE 27,002 TOTAL LAND VALUE - MARKET 100,000 TOTAL MARKET VALUE 689,932 SOH/AGL Deduction 103,445 ASSESSED VALUE 586,487 TOTAL EXEMPTION VALUE HX HB 50,000 BASE TAXABLE VALUE 536,487 TOTAL JUST VALUE 689,932 NCON VALUE 22,492 INCOME VALUE PREVIOUS YEAR MKT VALUE 671,975																																																										
																	5 YR PRCL CK, CHG INT AND NEW TRAV. 2018 RECEIVED DR01R. ADD HX AND PORT INFO FOR MLD LATE FILE APPROVAL LETTER																																																										
																	<table border="1"> <thead> <tr> <th>PERMIT NUM</th> <th>DESCRIPTION</th> <th>AMT</th> <th>ISSUED</th> </tr> </thead> <tbody> <tr><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td></tr> </tbody> </table>										PERMIT NUM	DESCRIPTION	AMT	ISSUED																																													
PERMIT NUM	DESCRIPTION	AMT	ISSUED																																																																								
																	SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1224/0212</td> <td>8/09/2021</td> <td>WD Q</td> <td>Q</td> <td>I</td> <td>01</td> <td>610,000</td> </tr> <tr> <td colspan="7">GRANTOR: DELOACH FORREST H III</td> </tr> <tr> <td colspan="7">GRANTEE: ALEXOUDIS MIKHAIL</td> </tr> <tr> <td>1033/0721</td> <td>5/04/2017</td> <td>WD Q</td> <td>Q</td> <td>I</td> <td>01</td> <td>360,000</td> </tr> <tr> <td colspan="7">GRANTOR: STEVENS DEBORAH M</td> </tr> <tr> <td colspan="7">GRANTEE: DELOACH FORREST H I</td> </tr> </tbody> </table>										OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	1224/0212	8/09/2021	WD Q	Q	I	01	610,000	GRANTOR: DELOACH FORREST H III							GRANTEE: ALEXOUDIS MIKHAIL							1033/0721	5/04/2017	WD Q	Q	I	01	360,000	GRANTOR: STEVENS DEBORAH M							GRANTEE: DELOACH FORREST H I						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE																																																																					
1224/0212	8/09/2021	WD Q	Q	I	01	610,000																																																																					
GRANTOR: DELOACH FORREST H III																																																																											
GRANTEE: ALEXOUDIS MIKHAIL																																																																											
1033/0721	5/04/2017	WD Q	Q	I	01	360,000																																																																					
GRANTOR: STEVENS DEBORAH M																																																																											
GRANTEE: DELOACH FORREST H I																																																																											
																	<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>06/18/2018</th> <th>MMJT</th> <th>LGL DATE</th> <th>06/18/2018</th> <th>MMJT</th> </tr> <tr> <th>XF DATE</th> <th>06/18/2018</th> <th>MMJT</th> <th>LAND DATE</th> <th>06/18/2018</th> <th>MMJT</th> </tr> <tr> <th>INC DATE</th> <th></th> <th></th> <th>AG DATE</th> <th></th> <th></th> </tr> </thead> </table>										BLD DATE	06/18/2018	MMJT	LGL DATE	06/18/2018	MMJT	XF DATE	06/18/2018	MMJT	LAND DATE	06/18/2018	MMJT	INC DATE			AG DATE																																	
BLD DATE	06/18/2018	MMJT	LGL DATE	06/18/2018	MMJT																																																																						
XF DATE	06/18/2018	MMJT	LAND DATE	06/18/2018	MMJT																																																																						
INC DATE			AG DATE																																																																								
TOTALS																																																																											
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																																																											
20	0007	ELECTRIC L	0	100	0	0		1.00	UT	7,500.00	7,500.00	100	2024	2023	AV	100	7,500																																																										

LAND DESCRIPTION										TOTAL OB/XF										7,500									
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					