

OYSTER BAY ESTATES UNIT 2  
 BLOCK D LOTS 9 & 9 D  
 OR 85 P 412 OR 88 P 108

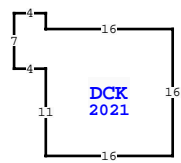
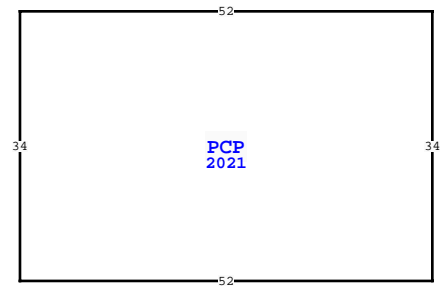
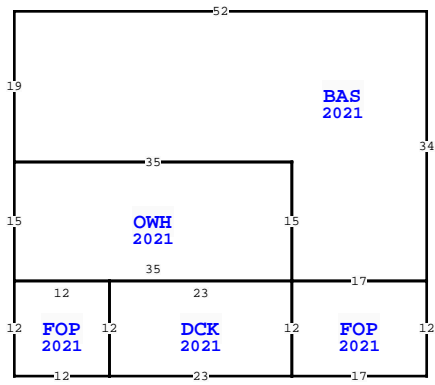
KIDD DARREN  
 110 OCEAN VIEW DR  
 CRAWFORDVILLE, FL 32327

**2024**

00-00-121-117-12199-009

| ELEMENT   |                  | BUILDING CHARACTERISTICS |      |              |                      |
|-----------|------------------|--------------------------|------|--------------|----------------------|
| CD        | CONSTRUCTION     |                          |      |              |                      |
| 05        | PILE CONCR 100   |                          |      |              |                      |
| 02        | WOOD FRAME 100   |                          |      |              |                      |
| 11        | AVERAGE 100      |                          |      |              |                      |
| 03        | GABLE/HIP 100    |                          |      |              |                      |
| 13        | GALVALUM 100     |                          |      |              |                      |
| 05        | DRYWALL 100      |                          |      |              |                      |
| 07        | VYL PLANK 100    |                          |      |              |                      |
| 04        | AIR DUCTED 100   |                          |      |              |                      |
| 03        | CENTRAL 100      |                          |      |              |                      |
|           | 2 100            |                          |      |              |                      |
|           | 2 100            |                          |      |              |                      |
|           | 0 100            |                          |      |              |                      |
| 1.        | 1. 100           |                          |      |              |                      |
|           | 0 100            |                          |      |              |                      |
| 03        | AVERAGE          |                          |      |              |                      |
| 0100      | SINGLE FAMILY    |                          |      |              |                      |
| 4         | MKT AREA         | 06                       |      |              |                      |
| 117.00    | NEIGHBORHOOD/LOC | 1.00/                    |      |              |                      |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE              | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS       | 1,243            | 100                      | 2021 | 1,243        | 155,069              |
| DCK       | 276              | 10                       | 2021 | 28           | 3,493                |
| DCK       | 284              | 10                       | 2021 | 28           | 3,493                |
| FOP       | 144              | 30                       | 2021 | 43           | 5,365                |
| FOP       | 204              | 30                       | 2021 | 61           | 7,610                |
| OWH       | 525              | 100                      | 2021 | 525          | 65,496               |
| PCP       | 1,768            | 10                       | 2021 | 177          | 22,081               |
| TOTALS    | 4,444            |                          |      | 2,105        | 262,607              |

| MARKET ADJUSTMENTS                               |     |           |             |                |                |      |      |      |      |      |        |       |  |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|-------|--|
| TYPE   | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB  | EYB  | ECON | FNCT | NORM | % COND |       |  |
| 0100   | 01  | 2,105     | 134.0000    | 127.30         | 267,966        | 2021 | 2021 | 0    | 0    | 0    | 2.00   | 98.00 |  |
| 1 SINGLE FAM 0% - 0 Heated Area: 1768 HX Base Yr |     |           |             |                |                |      |      |      |      |      |        |       |  |



| WAKULLA COUNTY PROPERTY   |  |           |             |
|---------------------------|--|-----------|-------------|
| VALUATION SUMMARY         |  |           | PAGE 1 of 1 |
| VALUATION BY              |  | STANDARD  |             |
| Tax Group: 3              |  | Tax Dist: |             |
| BUILDING MARKET VALUE     |  | 262,607   |             |
| TOTAL MARKET OB/XF VALUE  |  | 27,372    |             |
| TOTAL LAND VALUE - MARKET |  | 120,000   |             |
| TOTAL MARKET VALUE        |  | 409,979   |             |
| SOH/AGL Deduction         |  | 0         |             |
| ASSESSED VALUE            |  | 409,979   |             |
| TOTAL EXEMPTION VALUE     |  | 0         |             |
| BASE TAXABLE VALUE        |  | 409,979   |             |
| TOTAL JUST VALUE          |  | 409,979   |             |
| NCON VALUE                |  | 0         |             |
| INCOME VALUE              |  | 0         |             |
| PREVIOUS YEAR MKT VALUE   |  | 409,855   |             |

| PERMIT NUM  | DESCRIPTION      | AMT | ISSUED     |
|-------------|------------------|-----|------------|
| OBN24-00000 | ENCLOSE EXISTING |     | 03/19/2024 |
| 20001066    | SFD-CO           | 0   | 01/29/2021 |
| 18000543    | DOCK             | 0   | 06/12/2018 |
| 20141014    | DOCKS/SEAWALL    | 0   | 12/29/2014 |

| SALES DATA        |           |           |     |     |        |            |
|-------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE      | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1061/0401         | 1/24/2018 | WD Q      | Q   | V   | 01     | 114,900    |

|                                |           |      |   |   |    |        |
|--------------------------------|-----------|------|---|---|----|--------|
| GRANTOR: COHRAN REUBEN & ARWEN |           |      |   |   |    |        |
| GRANTEE: KIDD DARREN           |           |      |   |   |    |        |
| 0940/0258                      | 4/24/2014 | WD Q | Q | V | 01 | 80,000 |
| GRANTOR: SHRIVER DEANNA, MEIER |           |      |   |   |    |        |
| GRANTEE: COCHRAN REUBEN & AR   |           |      |   |   |    |        |

| 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              | 0840       | SEAWALL RI  | 0   | 0   | 0  | 0  | 160.00   | LF | 38.00    | 38.00          | 100       | 2014    | 2014        | 3 | 62     | 3,770           |       |
| 2              | 0007       | ELECTRIC L  | 0   | 0   | 0  | 0  | 1.00     | UT | 7,500.00 | 7,500.00       | 100       | 2018    | 2018        | 3 | 80     | 6,000           |       |
| 3              | 0375       | WOOD WALK   | 0   | 0   | 41 | 5  | 205.00   | SF | 15.00    | 15.00          | 100       | 2018    | 2018        | 3 | 80     | 2,460           |       |
| 4              | 0210       | CONCRETE D  | 0   | 0   | 57 | 45 | 2,565.00 | SF | 6.00     | 6.00           | 100       | 2021    | 2021        | 3 | 93     | 14,313          |       |
| 5              | 0060       | DECK WOOD   | 0   | 0   | 8  | 4  | 32.00    | SF | 5.00     | 5.00           | 100       | 2021    | 2021        | 3 | 98     | 157             |       |
| 6              | 0131       | FIRE PLACE  | 0   | 0   | 0  | 0  | 1.00     | UT | 700.00   | 700.00         | 100       | 2021    | 2021        | 3 | 96     | 672             |       |

| 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                | 000121   | C   | SFR BAY              | 0   |     |          | 79.00 | 112.00 | 1.00        | LT        |     | 1.00     | 1.00   | 1.00        | 120,000.00 | 120,000.00     | 120,000    |                             |      |         |      |     |    |        |