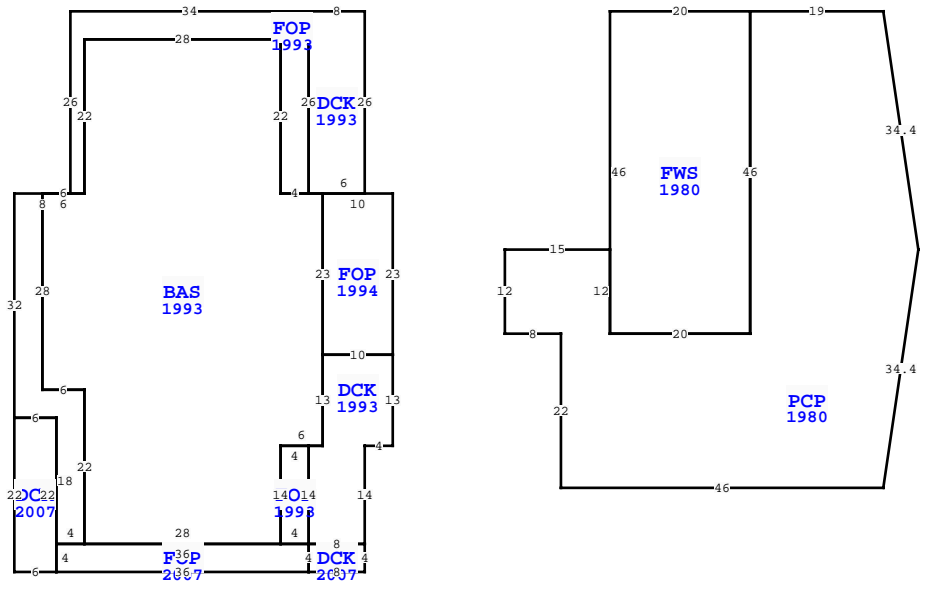


ELEMENT	CD	CONSTRUCTION
Foundation	04	PILE WOOD 100
Frame	02	WOOD FRAME 100
Exterior Wall	08	WD ON PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	10	LAMINATED 50
Interior Floo	11	CLAY TILE 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2.5 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2023		Heated Area: 2400					HX Base Yr	2023



QUALITY	CD	CONSTRUCTION
Quality	03	AVERAGE
DOR CODE	0100	SINGLE FAMILY
MAP NUM	4	MKT AREA 06
NEIGHBORHOOD/LOC	122.200	1.40/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,400	100	1993	2,400	239,400
DCK	208	10	1993	21	2,095
DCK	242	10	1993	24	2,394
DCK	32	10	2007	3	299
DCK	132	10	2007	13	1,297
FOP	56	30	1993	17	1,696
FOP	492	30	1993	148	14,763
FOP	230	30	1994	69	6,883
FOP	144	30	2007	43	4,289
FWS	920	45	1980	414	41,297
TOTALS	7,092			3,376	336,756

** This building has 11 Sub-Areas
 154 ROYSTER DR, CRAWFORDVILLE

BLD DATE	05/24/2018	MMJTT	LGL DATE	
XF DATE	05/24/2018	MMJTT	LAND DATE	05/24/2018 MMJTT
INC DATE			AG DATE	

WAKULLA COUNTY PROPERTY				PAGE 1 of 2	3
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		336,756			
TOTAL MARKET OB/XF VALUE		45,900			
TOTAL LAND VALUE - MARKET		126,000			
TOTAL MARKET VALUE		508,656			
SOH/AGL Deduction		29,990			
ASSESSED VALUE		478,666			
TOTAL EXEMPTION VALUE		HX HB 50,000			
BASE TAXABLE VALUE		428,666			
TOTAL JUST VALUE		508,656			
NCON VALUE		2,022			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		462,761			
MICHAEL & RENEE LEBEN - PORT TO MARTIN COUNTY					
INCR EYB+4 RE-ROOF MM 4/14/23					
5 YR CH MM 4/14/23 PU XFOBS, CHG BATH, RCVR, & INT					
ADD HX FOR 2021- LEBEN					

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000589	ROOF OVER-CO	0	01/02/2020
2011672	DOCKS/SEAWALL	0	09/28/2011
2008816	REPLACE PILINGS	0	09/22/2008
2007747	ELEVATOR	0	05/18/2007
20061928	EXTEND DCK/STAIRS	0	12/04/2006
2006402	MECHANICAL RESIDE	0	03/03/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1295/0396	12/02/2022	WD	U	I	30	570,000
GRANTOR: LEBEN MICHAEL E & REN						
GRANTEE: LEBEN TYLER S						
1149/0317	4/29/2020	QC	U	I	11	100
GRANTOR: WELLS JERRY F & DIANA						
GRANTEE: LEBEN MICHAEL E & R						

EXTRA FEATURES												TOTAL OB/XF											
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	4,000.00	SF	6.00	6.00	100	1980	1980	3	20	4,800							
2	0375	WOOD WALK	0	100	30	4	120.00	SF	15.00	15.00	100	1980	1980	3	20	360							
3	0840	SEAWALL RI	0	100	0	0	220.00	LF	38.00	38.00	100	1980	1980	3	20	1,672							
4	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	2000	2000	3	57	741							
5	0005	ELEVATOR	0	100	0	0	1.00	UT	29,000.00	29,000.00	100	2007	2007	3	68	19,720							
6	0007	ELECTRIC L	0	100	0	0	1.00	UT	7,500.00	7,500.00	100	2012	2012	3	52	3,900							
7	0330	BOAT SHED	0	100	28	14	392.00	SF	15.00	15.00	100	2012	2012	3	52	3,058							
8	0350	BOATDOCK A	0	100	32	6	192.00	SF	24.00	24.00	100	2012	2012	3	52	2,396							
9	0371	FLOATING D	0	100	32	6	192.00	SF	20.00	20.00	100	2012	2012	3	52	1,997							
10	0335	ALUMINUM W	0	100	16	3	48.00	SF	17.00	17.00	100	2012	2012	3	52	424							
TOTALS												39,068											

BUILDING NOTES											
DCK=[YR=1993] W8 FOP=[YR=1993] W34 S26 W8 S32 DCK=[YR=2007] S22 E6 N22 W6\$ E6 S18 FOP=[YR=2007] S4 E36 N4 W36\$ E4 N22 W6 N28 E6 N22 E28 S22 E4 N26\$ S26 BAS=[YR=1993] W4 N22 W28 S22 W6 S28 E6 S22 E28 FOP=[YR=1993] E4 DCK=[YR=2007] S4 E8 N4 W8\$ N14 W4 S14\$ N14 E6 N13 DCK=[YR=1993] S13 W2 S14 E8 N14 E4 N13 W10\$ N23 W2\$ E2 FOP=[YR=1994] S23 E10 N23 W10\$ E6 N26\$ PTR= E35 FWS=[YR=1980] S46 E20 N46 PCP=[YR=1980] S46 W20 N12 W15 S12 E8 S22 E46 R5 U34 U34 L5 W19\$ W20\$ W35\$.											

