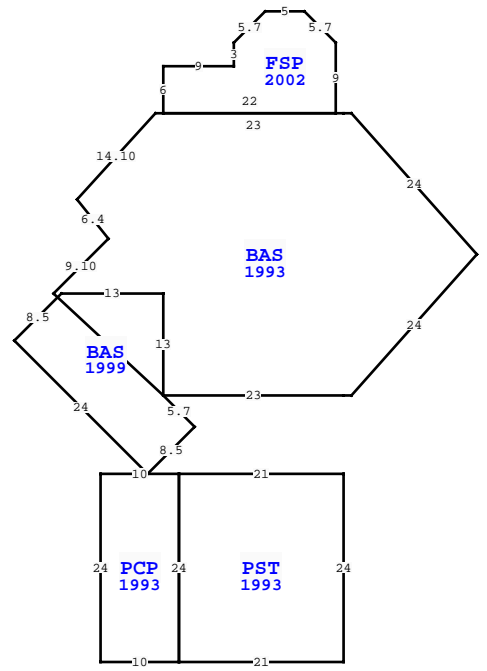




ELEMENT		CD	CONSTRUCTION		
Foundation	04	PILE WOOD	100		
Frame	02	WOOD FRAME	100		
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	07	VYL PLANK	50		
Interior Floor	14	CARPET	50		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms			3 100		
Bathrooms			2 100		
Story Height			0 100		
Stories	1.		1. 100		
Units			0 100		
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	4	MKT AREA	06		
NEIGHBORHOOD/LOC	146.00	1.65/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,428	100	1993	1,428	234,657
BAS	289	100	1999	289	47,490
FSP	207	55	2002	114	18,733
PCP	240	10	1993	24	3,944
PST	504	15	1993	76	12,489
TOTALS	2,668			1,931	317,312

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		364,727	1981	2010	0	0	13.00	87.00
Heated Area: 1717 HX Base Yr 2023											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	317,312		
TOTAL MARKET OB/XF VALUE	1,345		
TOTAL LAND VALUE - MARKET	120,000		
TOTAL MARKET VALUE	438,657		
SOH/AGL Deduction	44,880		
ASSESSED VALUE	393,777		
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE	343,777		
TOTAL JUST VALUE	438,657		
NCON VALUE	69		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	382,241		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB24-000054	RE-ROOF/SHINGLES-		01/30/2024
19000823	GAS-CO	0	05/16/2019
19000775	REPAIRS	0	05/10/2019
2012809	FNDN	0	12/04/2012
2012235	ALTERATION	0	04/24/2012
2008695	REROOF	0	08/12/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1211/0032	5/21/2021	WD Q	Q	I	01	400,000
GRANTOR: BLACKWELL ELIZABETH M						
GRANTEE: TOLES CHARLES MAX &						
1188/0545	1/14/2021	WD U	U	I	30	100
GRANTOR: BLACKWELL ELIZABETH M						
GRANTEE: BLACKWELL ELIZABETH						

EXTRA FEATURES		40 CARROL DR, CRAWFORDVILLE														
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	0140	FIRE PLACE	0	100	0	0		1.00	UT	1,900.00	1981	1981	3	20	380	
2	0060	DECK WOOD	0	100	0	0		140.00	SF	5.00	1993	1993	3	20	140	
3	0213	CONCRETE P	0	100	21	6		126.00	SF	6.00	2000	2000	3	100	756	
4	0211	CONCRETE W	0	100	4	4		16.00	SF	6.00	2024	2016	AV	72	69	
5	0525	UTL BLD <1	0	100	6	4		24.00	SF	0.00	2024	2022	AV	97	0	

TOTAL OB/XF												1,345			
BLD DATE	05/18/2018	MMJTT	LGL DATE												
XF DATE	05/18/2018	MMJTT	LAND DATE	05/18/2018 MMJTT											
INC DATE			AG DATE												

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=1993] W23 FSP=[YR=2002] E22 N9 U4 L4 W5 L4 D4 S3 W9 S6\$ W1 L10 D11 R4 D5 D7 L7 R14 D13 BAS=[YR=1999] N13 W13 L6 D6 D17 R17 R6 U6 U4 L4 \$ E23 PTR=S10 PST=[YR=1993] W21 S24 PCP=[YR=1993] N24 W10 S24 E10\$ E21 N24\$ N10\$ E1 R16 U18 U18 L16 W1\$.											

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	000116	C	SFR MARSH	100		R1	0.00	0.00	2.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	120,000							