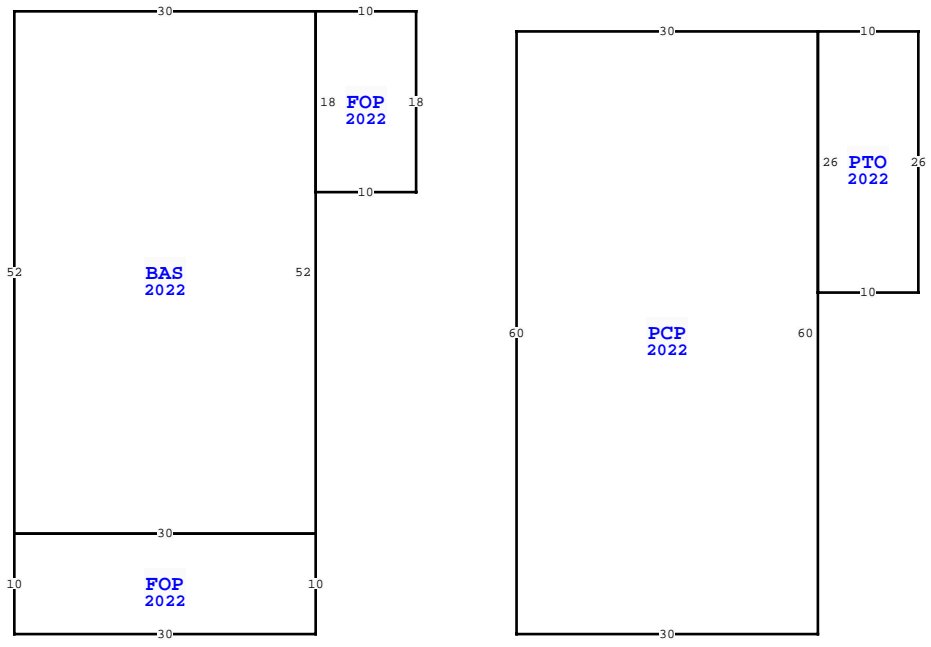




ELEMENT		CD	CONSTRUCTION		
Foundation	05	PILE CONCR	100		
Frame	02	WOOD FRAME	100		
Exterior Wall	05	HARDIE BRD	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	12	HARDWOOD	80		
Interior Floo	07	VYL PLANK	20		
Heating Type	04	AIR DUCTED	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	155.40	1.78/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,560	100	2022	1,560	370,316
FOP	180	30	2022	54	12,819
FOP	300	30	2022	90	21,364
PCP	1,800	10	2022	180	42,728
PTO	260	5	2022	13	3,086
TOTALS	4,100			1,897	450,314

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,897	141.8000	239.78	454,863	2022	2022	0	0	1.00	99.00
1 SINGLE FAM 100% - 2023 Heated Area: 1560 HX Base Yr 2023											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		450,314	
TOTAL MARKET OB/XF VALUE		22,435	
TOTAL LAND VALUE - MARKET		100,000	
TOTAL MARKET VALUE		572,749	
SOH/AGL Deduction		185,351	
ASSESSED VALUE		387,398	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		337,398	
TOTAL JUST VALUE		572,749	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		376,115	
QSTNR RTND, NO CHANGE IN RESIDENCY STATUS.			
H4 - MAILED QUESTIONNAIRE DUE TO NOTE DATED 9/1/23			
2024 HX CARD RETURN TEMP AWAY			
2023 TRIM RTND, TEMP AWAY, UTF			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000928	SFD-CO	0	09/20/2021
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD SALE PRICE
1155/0295	6/12/2020	WD Q V 01	105,000
GRANTOR: RYAN JOHN J & SHARON			
GRANTEE: BIASCA JAMES EUGENE			
0893/0371	11/07/2012	TD U V 11	35,000
GRANTOR: CLERK OF COURT			
GRANTEE: RYAN JOHN J & SHARO			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=2022] W30 S52 E30 FOP=[YR=2022] W30 S10 E30 PTR=E20 PCP=[YR=2022] E30 N60 PTO=[YR=2022] S26 E10 N26 W10\$ W30 S60\$ W20\$ N10\$ N52\$ FOP=[YR=2022] S18 E10 N18 W10\$.			

EXTRA FEATURES		BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
20 DOCKSIDE DR, CRAWFORDVILLE		08/22/2018	MMSR		08/22/2018	MMSR	

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	0211	CONCRETE W	0	100	56	5	280.00	SF	6.00	6.00	100	2009	2009	3	39	655	
2	0872	SEAWALL VI	0	100	0	0	55.00	LF	38.00	38.00	100	2009	2009	3	39	815	
3	0210	CONCRETE D	0	100	60	30	1,800.00	SF	6.00	6.00	100	2022	2022	3	97	10,476	
4	0060	DECK WOOD	0	100	9	5	45.00	SF	5.00	5.00	100	2022	2022	3	99	223	
5	0009	DUMBWAITER	0	100	0	0	1.00	UT	10,000.00	10,000.00	100	2022	2022	3	98	9,800	
6	0210	CONCRETE D	0	100	0	0	80.00	SF	6.00	6.00	100	2022	2022	3	97	466	

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	000131	C	SFR CANAL	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	100,000.00	100,000.00	100,000							

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	000131	C	SFR CANAL	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	100,000.00	100,000.00	100,000							