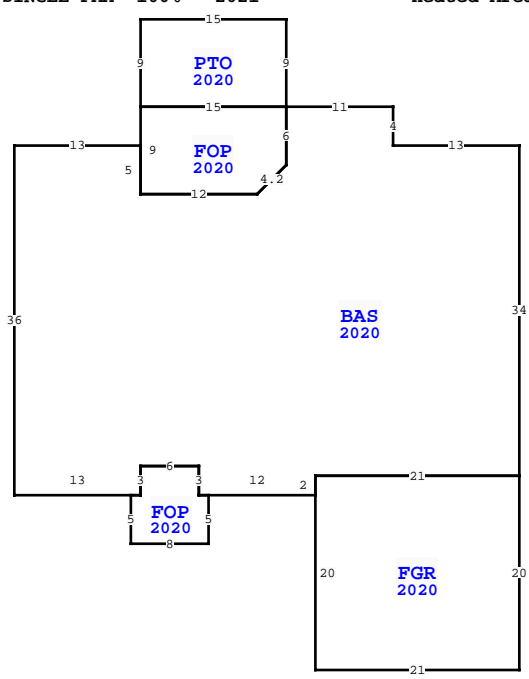




BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	05	HARDIE BRD 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	12	HARDWOOD 70			
Interior Floor	14	CARPET 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			
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	5	MKT AREA 10			
NEIGHBORHOOD/LOC	349.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,786	100	2020	1,786	191,086
FGR	420	50	2020	210	22,468
FOP	58	30	2020	17	1,819
FOP	131	30	2020	39	4,173
PTO	135	5	2020	7	749
TOTALS	2,530			2,059	220,295

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% - 2021			227,108	2020	2020	0	0	3.00	97.00	
				Heated Area: 1786			HX Base Yr 2021					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			220,295
TOTAL MARKET OB/XF VALUE			9,783
TOTAL LAND VALUE - MARKET			65,000
TOTAL MARKET VALUE			295,078
SOH/AGL Deduction			49,340
ASSESSED VALUE			245,738
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			195,738
TOTAL JUST VALUE			295,078
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			282,885
LEON CO			
ADD HX & PORT FOR 2021-STARLING PORTED FROM			
5 YR PRCL CK, PU NEW SFD & XFOB LN 1-3			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19001536	SFD-CO	0	12/13/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1162/0344	7/29/2020	WD Q	Q	I	01	265,000
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: STARLING JUSTIN M						
1099/0867	2/08/2019	WD Q	Q	V	05	138,800
GRANTOR: LEWIS PROPERTIES LLC						
GRANTEE: GOLDEN CONSTRUCTION						

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	0210	CONCRETE D	0 100	102 12	1,224.00	SF	6.00	6.00	100	2020	2020	3	89	6,536	
2	0210	CONCRETE D	0 100	0 0	356.00	SF	6.00	6.00	100	2020	2020	3	89	1,901	
3	0211	CONCRETE W	0 100	63 4	252.00	SF	6.00	6.00	100	2020	2020	3	89	1,346	

TOTAL OB/XF												
37 CONIFER CT, CRAWFORDVILLE												
BLD DATE	06/17/2020	MMJT	LGL DATE	01/16/2007	JBHC							
XF DATE	06/17/2020	MMJT	LAND DATE									
INC DATE			AG DATE									

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2020] W13 N4 W11 S6 D3 L3 W12 FOP=[YR=2020] E12 R3 U3 N6 W15 PTO=[YR=2020] E15 N9 W15 S9\$ S9\$ N5 W13 S36 E13 N3 E6 FOP=[YR=2020] W6 S3 W1 S5 E8 N5 W1 N3\$ S3 E12 N2 E21 PGR=[YR=2020] W21 S20 E21 N20 \$ N34\$.												

LAND DESCRIPTION																								
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	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							