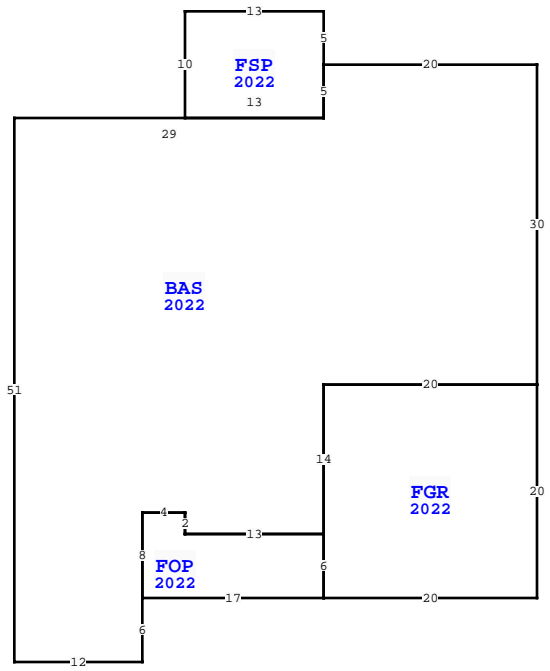




ELEMENT		CD	CONSTRUCTION
Foundation	02	CONCR	SLAB 100
Frame	02	WOOD	FRAME 100
Exterior Wall	05	HARDIE	BRD 100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	10	LAMINATED	100
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		3	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	2	MKT AREA	10
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,867	100	2022
FGR	400	50	2022
FOP	110	30	2022
FSP	130	55	2022
TOTALS	2,507		

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%	- 2024		Heated Area: 1867					HX Base Yr 2023	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			226,747
TOTAL MARKET OB/XF VALUE			22,473
TOTAL LAND VALUE - MARKET			7,500
TOTAL MARKET VALUE			256,720
SOH/AGL Deduction			0
ASSESSED VALUE			256,720
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			206,720
TOTAL JUST VALUE			256,720
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			257,239
FR PU SFD, XFOB			
5YR PRCL CK NC			
5 YR PRCL CH, N/C			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000646	SFD-CO	0	07/07/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1255/0244	3/03/2022	WD Q	Q	I	01	349,900
GRANTOR: STEVE BYRD CONSTRUCTI						
GRANTEE: PICHARDO LUIS & BRI						
1196/0369	3/05/2021	WD Q	Q	V	01	22,000
GRANTOR: CUSHMAN STEVE						
GRANTEE: STEVE BYRD CONSTRUC						

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	0	0	2,225.00	SF	6.00	6.00	100	2022	2022	3	97	12,950	
2	0211	CONCRETE W	0	100	17	4	68.00	SF	6.00	6.00	100	2022	2022	3	97	396	
3	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	2022	2022	3	98	1,274	
4	0955	PRIVACY FE	0	100	0	0	519.00	LF	15.00	15.00	100	2022	2022	3	99	7,707	
5	0211	CONCRETE W	0	100	5	5	25.00	SF	6.00	6.00	100	2022	2022	3	97	146	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		11/28/2017	RTJT

BUILDING NOTES	
40 OLD BETHEL RD, CRAWFORDVILLE	

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	000100	C	SFR	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	7,500							

BUILDING DIMENSIONS	
BAS=[YR=2022] W20 FSP=[YR=2022] N5 W13 S10 E13 N5\$ S5 W29 S51 E12 N6 FOP=[YR=2022] E17 N6 W13 N2 W4 S8\$ N8 E4 S2 E13 FGR=[YR=2022] S6 E20 N20 W20 S14\$ N14 E20 N30\$.	