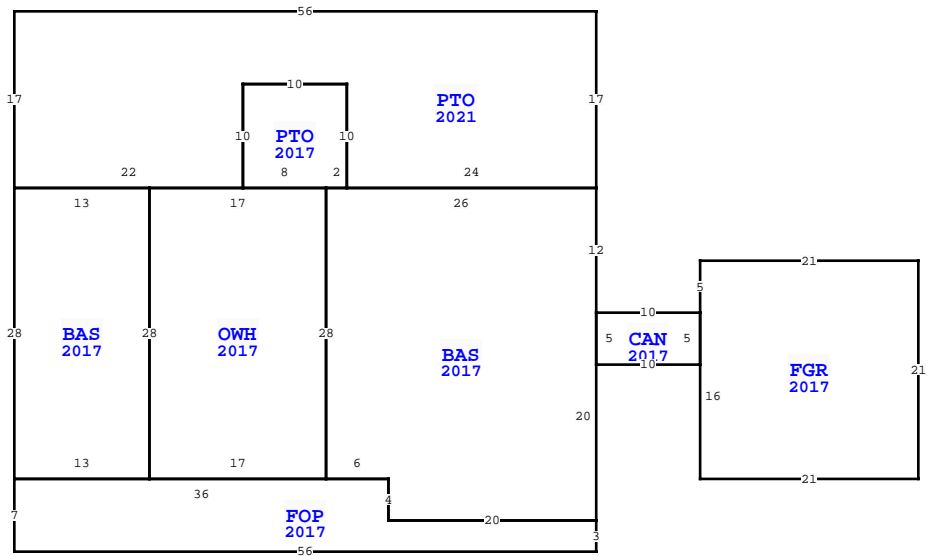


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		4 100
Bathrooms		2 100
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	
0100	01	2,025	116.5000	149.41	302,555	2017	2017	0	0	6.00	94.00	

1 SINGLE FAM 100% - 2021 Heated Area: 1648 HX Base Yr 2021



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		284,402	
TOTAL MARKET OB/XF VALUE		30,285	
TOTAL LAND VALUE - MARKET		45,000	
TOTAL MARKET VALUE		359,687	
SOH/AGL Deduction		77,003	
ASSESSED VALUE		282,684	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		232,684	
TOTAL JUST VALUE		359,687	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		364,051	
CC ON 0190 XFOB - 02/2022			
MM CK PERMIT; CORR XFOB; DEMO XFOB, PU XFOBS			
R STATES LN 5 IS FOR FUTURE BLDG TO BE BUILT.			
E LN 4 IS PRMTEED ITEM WITH C OF C 6-3-21 OWNE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21001148	METAL WKSH	0	11/29/2021
OBN21-00009	SOLAR PANELS-CC	0	05/17/2021
17000556	SFD-CO	0	05/04/2017

EXTRA FEATURES					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	364	100	2017	364	51,122
BAS	808	100	2017	808	113,480
CAN	50	30	2017	15	2,107
FGR	441	50	2017	220	30,898
FOP	312	30	2017	94	13,202
OWH	476	100	2017	476	66,852
PTO	100	5	2017	5	702
PTO	852	5	2021	43	6,040
TOTALS	3,403			2,025	284,402

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1169/0428	9/16/2020	WD	Q	I	01	250,000
GRANTOR: REY AMIRA & DEVELENCI						
GRANTEE: SOTO JUAN CARLOS &						
1049/0056	9/28/2017	WD	Q	I	01	222,400
GRANTOR: BCB FLP 1 LLC						
GRANTEE: REY AMIRA & DEVELEN						

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	20	16	320.00	SF	8.10	8.10	100	2017	2017	3	76	1,970	
2	0210	CONCRETE D	0	100	74	17	1,258.00	SF	8.10	8.10	100	2021	2021	3	93	9,477	
3	0211	CONCRETE W	0	100	37	4	148.00	SF	8.10	8.10	100	2021	2021	3	93	1,115	
4	1450	SOLAR PANE	0	100	0	0	37.00	UT	0.00	0.00	100	2021	2021	3	93	0	
5	0210	CONCRETE D	0	100	74	13	962.00	SF	8.10	8.10	100	2021	2021	3	93	7,247	
6	0190	PREFAB MET	0	100	20	20	400.00	SF	27.00	27.00	100	2022	2022	3	97	10,476	

BUILDING NOTES														
121 SCENIC STREAM CIR, CRAWFORDVILLE														
BLD DATE 07/15/2021 MMSR LGL DATE 07/15/2021 MMSR														
XF DATE 07/15/2021 MMSR LGL DATE 07/15/2021 MMSR														
INC DATE														

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	45,000.00	45,000.00	45,000							

TOTAL OB/XF														
30,285														