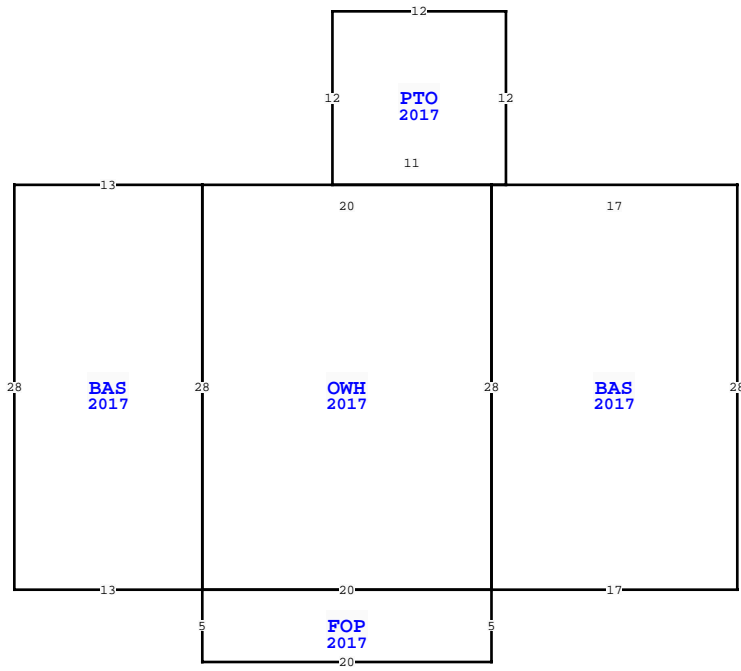




BUILDING CHARACTERISTICS	
ELEMENT	CD
Foundation	02 CONCR SLAB 100
Frame	02 WOOD FRAME 100
Exterior Wall	05 HARDIE BRD 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	07 VYL PLANK 60
Interior Floo	14 CARPET 40
Heating Type	04 AIR DUCTED 100
Air Condition	03 CENTRAL 100
Bedrooms	3 100
Bathrooms	2 100
Story Height	0 100
Stories	1. 100
Units	0 100
Quality	03 AVERAGE
DOR CODE	0100 SINGLE FAMILY
MAP NUM	2 MKT AREA 01
NEIGHBORHOOD/LOC	383.00 1.35/
AREA TYPE	TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE
BAS	364 100 2017 364 50,550
BAS	476 100 2017 476 66,105
FOP	100 30 2017 30 4,166
OWH	560 100 2017 560 77,770
PTO	144 5 2017 7 972
TOTALS	1,644 1,437 199,564

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% - 2018		147.74	212,302	2017	2017	0	0	6.00	94.00	
Heated Area: 1400 HX Base Yr 2018												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		213,421	
TOTAL MARKET OB/XF VALUE		45,862	
TOTAL LAND VALUE - MARKET		45,000	
TOTAL MARKET VALUE		304,283	
SOH/AGL Deduction		90,624	
ASSESSED VALUE		213,659	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		163,659	
TOTAL JUST VALUE		304,283	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		295,854	
CORRECTED WKSHP TO BASE			
FROM JS TO ENTER XFOBS			
AND OTHER XFOBS; SEE SCAN FOR INSTRUCTIONS			
MM PERMIT CHECK - PU POLE BARN IN XFOBS			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22001167	SCREEN PORCH-CC	0	12/16/2022
22001139	POLE BARN-CC	0	11/21/2022
17000511	SFD-CO	0	04/21/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1049/0845	9/29/2017	WD Q	Q	I	01	172,900
GRANTOR: BCB FLP 1 LLC						
GRANTEE: REASON MICHAEL TODD						

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	85	18	1,530.00	SF	8.10	8.10	100	2021	2021	3	93	11,525	
2	0211	CONCRETE W	0 100	36	4	144.00	SF	8.10	8.10	100	2021	2021	3	93	1,085	
3	0700	PORT BLDG	0 100	10	8	80.00	SF	0.00	0.00	100	2021	2021	3	96	0	
4	0956	PRIVACY FE	0 100	0	0	52.00	LF	25.65	25.65	100	2022	2022	3	97	1,294	
5	0190	PREFAB MET	0 100	20	20	400.00	SF	27.00	27.00	100	2022	2022	3	97	10,476	
6	0051	CARPORT UN	0 100	20	10	200.00	SF	16.20	16.20	100	2022	2022	3	98	3,175	
7	0210	CONCRETE D	0 100	4	20	80.00	SF	8.10	8.10	100	2022	2022	3	97	629	
8	0025	BARN, POLE	0 100	36	30	1,080.00	SF	16.88	16.88	100	2022	2022	3	97	17,678	

BUILDING NOTES												
BLD DATE 09/18/2017 MMSR LGL DATE 09/18/2017 MMSR												
XF DATE 09/18/2017 MMSR LAND DATE 09/18/2017 MMSR												
INC DATE AG DATE												

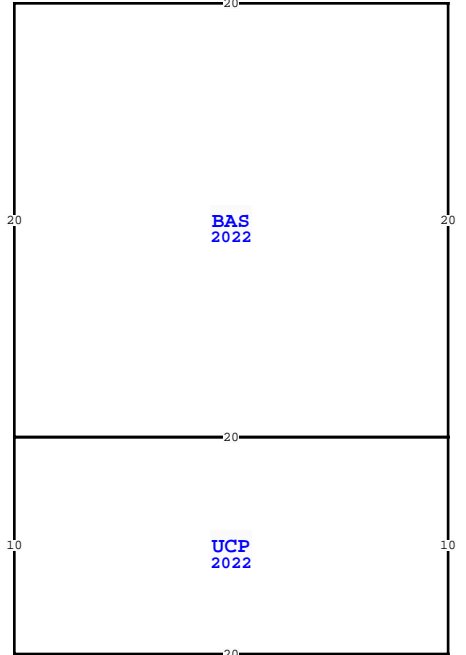
BUILDING DIMENSIONS												
BAS=[YR=2017] W17 S28 FOP=[YR=2017] W20 S5 E20 N5\$												
OWH=[YR=2017] N28 PTO=[YR=2017] E1 N12 W12 S12 E11\$ W20 S28												
BAS=[YR=2017] N28 W13 S28 E13\$ E20\$ E17 N28\$.												

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	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000								



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR	SLAB 100
Frame	05	STEEL	100
Exterior Wall	27	PREFIN	MTL 100
Roof Structur	03	GABLE/HIP	100
Roof Cover	13	GALVALUM	100
Interior Wall	07	NONE	100
Interior Floo	03	CONC	FINSH 100
Heating Type	01	NONE	100
Air Condition	01	NONE	100
Story Height		0	100
Stories	1.	1.	100
Units		0	100
Quality	08	FAIR	
DOR CODE	0100	SINGLE	FAMILY
MAP NUM	2	MKT AREA	01
NEIGHBORHOOD/LOC	383.00	1.35/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	400	100	2022
UCP	200	20	2022
TOTALS	600		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	WKSHP/BARN	100%	- 2018		Heated Area: 400					HX Base Yr 2018	



WAKULLA COUNTY PROPERTY				PAGE 2 of 2	3	
VALUATION SUMMARY						
VALUATION BY	STANDARD					
Tax Group: 3	Tax Dist:					
BUILDING MARKET VALUE	213,421					
TOTAL MARKET OB/XF VALUE	45,862					
TOTAL LAND VALUE - MARKET	45,000					
TOTAL MARKET VALUE	304,283					
SOH/AGL Deduction	90,624					
ASSESSED VALUE	213,659					
TOTAL EXEMPTION VALUE	50,000			HX HB		
BASE TAXABLE VALUE	163,659					
TOTAL JUST VALUE	304,283					
NCON VALUE	0					
INCOME VALUE						
PREVIOUS YEAR MKT VALUE	295,854					
UWS/UCP IN NEW TRAVERSE.						
MM 5YR CK; PU XFOBS AND NON-PERMITTED						
MM PU XFOBX9 CC 11/2022						
ADD HX FOR 2018						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1049/0845	9/29/2017	WD	Q	I	01	172,900
GRANTOR: BCB FLP 1 LLC						
GRANTEE: REASON MICHAEL TODD						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2022;ORIG=0,0] W20 S20 E20 N20 \$						
UCP=[YR=2022;ORIG=0,20] W20 S10 E20 N10 \$						

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
129 SCENIC STREAM CIR, CRAWFORDVILLE																
TOTALS 600 440 13,857																

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
0																								