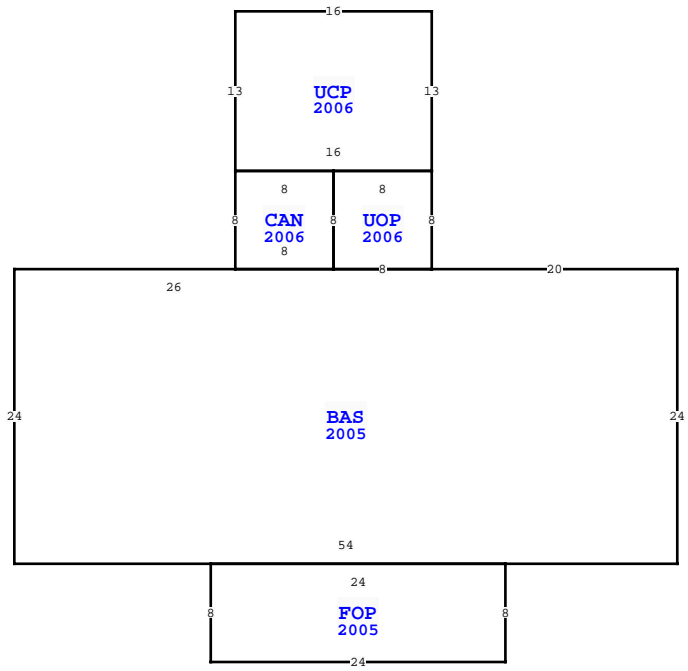




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
07	PIER BLOCK 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
05	COMP SHNGL 100				
03	DRYWALL 100				
08	SHT VINYL 50				
14	CARPET 50				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
2	MKT AREA	10			
186	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,296	100	2005	1,296	124,597
CAN	64	30	2006	19	1,827
FOP	192	30	2005	58	5,576
UCP	208	20	2006	42	4,038
UOP	64	20	2006	13	1,250
TOTALS	1,824			1,428	137,288

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,428	110.0000	104.50	149,226	2005	2015	0	0	0	8.00	92.00
1 SINGLE FAM 100% - 2019 Heated Area: 1296 HX Base Yr 2019												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		137,288	
TOTAL MARKET OB/XF VALUE		6,985	
TOTAL LAND VALUE - MARKET		60,000	
TOTAL MARKET VALUE		204,273	
SOH/AGL Deduction		63,918	
ASSESSED VALUE		140,355	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		90,355	
TOTAL JUST VALUE		204,273	
NCON VALUE		1,092	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		156,123	
2024 TRIM RTS - UTF; HOME SOLD IN AUG 2024			
H5 DUE TO COA PER NCOA REPORT			
FR 5YR CK PU NEW TRAV, DEMO XFOB, PU XFOBS 6/9/20			
CORRECT LAND LINES			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB23-000595	RE-ROOF/SHINGLES-		11/17/2023
2005672	SFD	0	05/17/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1373/0627	8/09/2024	WD Q	Q	I	01	315,000
GRANTOR: ARAGON JACQUELINE M						
GRANTEE: REINTHALER DAISY						
1092/0508	11/16/2018	WD Q	Q	I	01	165,000
GRANTOR: CAROSN CHRISTOPHER						
GRANTEE: ARAGON JACQUELINE M						

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	0130	FIRE PLACE	0	100	0	0		1.00	UT 1,300.00	100	2005	2005	3	64	832	
2	0625	PORT WD UT	0	100	8	8		64.00	SF 6.00	100	2003	2003	3	21	81	
3	0955	PRIVACY FE	0	100	0	0		427.00	LF 15.00	100	2006	2006	3	30	1,922	
4	0956	PRIVACY FE	0	100	0	0		24.00	LF 19.00	100	2009	2009	3	39	178	
5	0210	CONCRETE D	0	100	33	18		594.00	SF 6.00	100	2014	2014	3	62	2,210	
6	0055	PORTABLE C	0	100	20	18		360.00	SF 3.00	100	2014	2014	3	62	670	
8	0060	DECK WOOD	0	100	12	14		168.00	SF 5.00	100	2024	2019	AV	96	806	
9	0620	WOOD UTL B	0	100	7	8		56.00	SF 6.00	100	2024	2019	AV	85	286	
10	0635	PORT MTL U	0	100	12	20		240.00	SF 0.00	100	2024	2023	AV	100	0	
TOTAL OB/XF													6,985			

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		AG	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

BUILDING NOTES												
249 WILDFLOWER LN, CRAWFORDVILLE												
BLD DATE 06/28/2018 RTJT LGL DATE 06/28/2018 RTJT												
XF DATE 06/28/2018 RTJT LAND DATE 06/28/2018 RTJT												
INC DATE AG DATE												
BUILDING DIMENSIONS												
BAS=[YR=2005;ORIG=0,0] W20 W8 W26 S24 E54 N24 \$												
UCP=[YR=2006;ORIG=-20,-8] N13 W16 S13 E16 \$												
FOP=[YR=2005;ORIG=-38,32] E24 N8 W24 S8 \$												
UOP=[YR=2006;ORIG=-20,0] N8 W8 S8 E8 \$												
CAN=[YR=2006;ORIG=-28,0] N8 W8 S8 E8 \$												