

ELEMENT	CD	CONSTRUCTION
Foundation	01	WOOD FRAME 100
Frame	02	WOOD FRAME 100
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	05	DRYWALL 80
Interior Wall	06	CUST PANEL 20
Interior Floo	09	PINE WOOD 70
Interior Floo	14	CARPET 30
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		1.5 100
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	2,321	88.0200	104.52	242,591	1955	1985	0	0	47.50	52.50

1 SINGLE FAM 0% - 2023 Heated Area: 2220 HX Base Yr

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	127,360		
TOTAL MARKET OB/XF VALUE	963		
TOTAL LAND VALUE - MARKET	18,000		
TOTAL MARKET VALUE	146,323		
SOH/AGL Deduction	10,685		
ASSESSED VALUE	135,638		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	135,638		
TOTAL JUST VALUE	146,323		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	123,307		
COA PER NCOA REPORT			
5 YR PRCL CK, N/C			
SOH PORTED TO LEON FOR 2019/CROUCH			
COA PER WAK TCO H9'D HX?			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2010759	SEWER	0	07/16/2010

QUALITY	08 FAIR				
DOR CODE	0100 SINGLE FAMILY				
MAP NUM	5	MKT AREA 02			
NEIGHBORHOOD/LOC	40.00 1.25/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,578	100	1955	1,578	86,590
BAS	110	100	2003	110	6,036
BAS	532	100	2003	532	29,193
DCK	56	10	2007	6	329
FOP	176	30	1955	53	2,909
FOP	40	30	1993	12	658
FST	54	55	1983	30	1,646
TOTALS	2,546			2,321	127,360

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1280/0184	8/25/2022	WD Q	Q	I	01	103,000

GRANTOR: CROUCH MICHAEL J & BO
 GRANTEE: STRICKLAND SARAH E
 0274/0465 5/01/1996 WD U V 100
 GRANTOR: CROUCH MICHAEL J & BO
 GRANTEE:

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	0	0	1.00	UT	1,300.00	1,300.00	100	2003	2003	3	60	780	
2	0211	CONCRETE W	0	0	19	3	SF	6.00	6.00	100	1990	1990	3	20	68	
3	0211	CONCRETE W	0	0	12	8	SF	6.00	6.00	100	1990	1990	3	20	115	

TOTAL OB/XF																								
963																								
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	0			50.00	142.00	3.00	LT		1.00	1.00	1.00	6,000.00	6,000.00	18,000							

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=2003] W38 S14 E38 BAS=[YR=1955] W27 S10 W11 BAS=[YR=2003] E11 N10 W11 S10\$ FST=[YR=1983] W6 S9 E6 FOP=[YR=1993] W5 S8 E5 N8\$ N9\$ S31 E12 S5 E26 DCK=[YR=2007] W2 S8 FOP=[YR=1955] N8 W22 S8 E22\$ E7 N8 W5\$ N46\$ N14\$.											

REVIEW DATE 07/12/2019 BY MMJT Total Acres: 0.16 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 04/01/2026 BY SYS																							
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