



ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame	02		WOOD	FRAME 100	
Exterior Wall	30		VINYL	100	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	03		COMP SHNGL	100	
Interior Wall	05		DRYWALL	100	
Interior Floor	12		HARDWOOD	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	08		FAIR		
DOR CODE	0100		SINGLE FAMILY		
MAP NUM	1		MKT AREA	09	
NEIGHBORHOOD/LOC	000		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,380	100	1993	1,380	86,086
FOP	368	30	1993	110	6,862
UOP	16	20	1993	3	187
USP	368	40	1993	147	9,170
TOTALS	2,132			1,640	102,305

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,640	102.6000	97.47	159,851	1987	1987	0	0	36.00	64.00
1 SINGLE FAM 100% - 2018 Heated Area: 1380 HX Base Yr 2018											
<div style="border: 1px solid black; padding: 5px;"> <p>UOP 1993</p> <p>USP 1993</p> <p>BAS 1993</p> <p>FOP 1993</p> </div>											
447 ROCK RD, CRAWFORDVILLE											
BLD DATE	03/27/2017	RTJ/T	LGL DATE	03/27/2017	RTJ/T						
XF DATE	03/27/2017	RTJ/T	LAND DATE	03/27/2017	RTJ/T						
INC DATE			AG DATE								

WAKULLA COUNTY PROPERTY				PAGE 1 of 2	3	
VALUATION BY				STANDARD		
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE				119,303		
TOTAL MARKET OB/XF VALUE				1,241		
TOTAL LAND VALUE - MARKET				75,000		
TOTAL MARKET VALUE				195,544		
SOH/AGL Deduction				36,427		
ASSESSED VALUE				159,117		
TOTAL EXEMPTION VALUE				HX HB 50,000		
BASE TAXABLE VALUE				109,117		
TOTAL JUST VALUE				195,544		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				197,411		
JS 5YR CK; PU XFOBS						
INCR EYB ON BLDG 2 1989-1993 PRMT OB21-000122						
5 YR PRCL CK. CHG FLOR, QUALITY.						
ADD HX FOR 2018						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
OB23-000590	RE-ROOF/SHINGLES		11/13/2023			
21000122	RE-ROOF-CC	0	03/15/2021			
17000149	INTER RENOV-CO	0	02/09/2017			
17000118	ROOF REPAIRS-CO	0	01/30/2017			
16001133	ELEC	0	11/08/2016			
2008513	REROOF	0	06/13/2008			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1024/0580	1/27/2017	WD	U	I	12	137,500
GRANTOR: FEDERAL NATIONAL MORT						
GRANTEE: WINDER LANEY & JERA						
1011/0289	8/18/2016	CT	U	I	38	0
GRANTOR: CLERK OF COURT - REDD						
GRANTEE: FEDERAL NATIONAL MO						
BUILDING NOTES						
BUILDING DIMENSIONS						
USP=[YR=1993] W46 UOP=[YR=1993] W4 S4 E4 N4 \$ S8BAS=[YR=1993] S30 FOP=[YR=1993] S8 E46 N8 W46 \$ E46 N30 W46 \$ E46 N8 \$.						

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	0140	FIRE PLACE	0	100	0	1.00	UT	1,900.00	1,900.00	100	1987	1987	3	44	836	
2	0625	PORT WD UT	0	100	10	160.00	SF	6.00	6.00	100	1989	1989	3	20	192	
3	0620	WOOD UTL B	0	100	6	36.00	SF	6.00	6.00	100	1989	1989	3	20	43	
4	0055	PORTABLE C	0	100	20	400.00	SF	0.00	0.00	100	2019	2019	3	85	0	
5	0940	OPEN SHED	0	100	10	50.00	SF	4.00	4.00	100	2019	2019	3	85	170	


TOTAL OB/XF												1,241												
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	10.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	75,000							

LAND DESCRIPTION	
L N	USE CODE
1	000100

TOTAL OB/XF	
L N	USE CODE
1	000100

TOTAL OB/XF	
L N	USE CODE
1	000100

ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame	02		WOOD	FRAME 100	
Exterior Wall	08		WD ON	PLY 100	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	03		COMP	SHNGL 100	
Interior Wall	01		MINIMUM	100	
Interior Floo	02		MIN	PLYWD 100	
Heating Type	01		NONE	100	
Air Condition	02		WINDOW	100	
Bedrooms			1	100	
Bathrooms			1	100	
Story Height			0	100	
Stories	1.		1.	100	
Units			0	100	
Quality	01		MINIMUM		
DOR CODE	0100		SINGLE	FAMILY	
MAP NUM	1		MKT AREA	09	
NEIGHBORHOOD/LOC	000		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	480	100	2007	480	16,998
TOTALS	480			480	16,998

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
2	SINGLE FAM	100%	2018											
Heated Area: 480					HX Base Yr		2018							
														
447 ROCK RD, CRAWFORDVILLE										BLD DATE	03/27/2017	RTJT	LGL DATE	
										XF DATE	03/27/2017	RTJT	LAND DATE	03/27/2017
										INC DATE			AG DATE	

WAKULLA COUNTY PROPERTY				PAGE 2 of 2	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE				119,303	
TOTAL MARKET OB/XF VALUE				1,241	
TOTAL LAND VALUE - MARKET				75,000	
TOTAL MARKET VALUE				195,544	
SOH/AGL Deduction				36,427	
ASSESSED VALUE				159,117	
TOTAL EXEMPTION VALUE				50,000	
BASE TAXABLE VALUE				109,117	
TOTAL JUST VALUE				195,544	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				197,411	
2016 TRIM RTND BY PO- RTS, ANK, UTF					
2016 HX RNWL CARD RTN BY PO. TEMP AWAY					
PRCL:0:1: PU SX & WX					
ADD WX FOR 2013-SEE ABOVE					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
20071635	VINYL SIDING	0	11/07/2007		
<b>SALES DATA</b>					
OFF RECORD Number	DATE	TYPE INST	Q / V / I /	RSN CD	SALE PRICE
1024/0580	1/27/2017	WD U	I	12	137,500
GRANTOR: FEDERAL NATIONAL MORT					
GRANTEE: WINDER LANEY & JERA					
1011/0289	8/18/2016	CT U	I	38	0
GRANTOR: CLERK OF COURT - REDD					
GRANTEE: FEDERAL NATIONAL MO					
<b>BUILDING NOTES</b>					
<b>BUILDING DIMENSIONS</b>					
BAS=[YR=2007] W24 S20 E24 N20\$.					

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

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