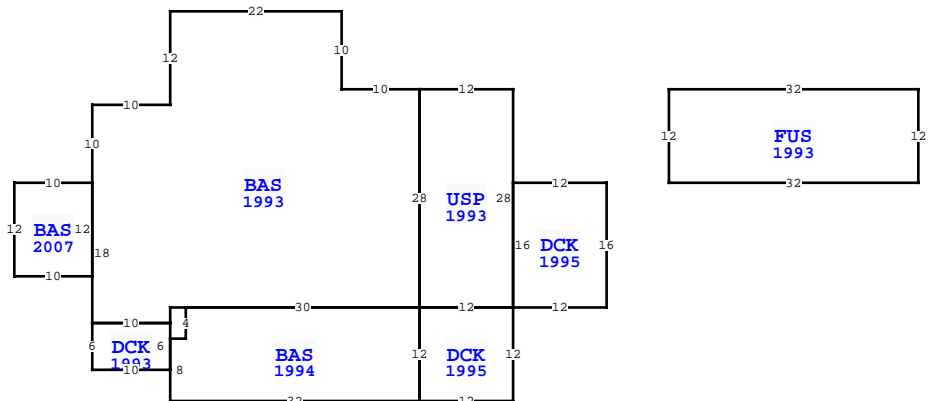


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	07	PIER BLOCK 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	06	CUST PANEL 100
Interior Floo	12	HARDWOOD 70
Interior Floo	14	CARPET 30
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 100
Bedrooms		4 100
Bathrooms		3 100
Story Height		0 100
Stories	2.	2. 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		
1	SINGLE FAM	100%	- 2023									Heated Area: 2276	HX Base Yr 2023



Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	2	MKT AREA 10			
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,396	100	1993	1,396	118,503
BAS	376	100	1994	376	31,918
BAS	120	100	2007	120	10,187
DCK	60	10	1993	6	509
DCK	144	10	1995	14	1,189
DCK	192	10	1995	19	1,613
FUS	384	100	1993	384	32,597
USP	336	40	1993	134	11,375
TOTALS	3,008			2,449	207,891

436 EAST IVAN RD, CRAWFORDVILLE

BLD DATE	08/29/2018	RTJ/T	LGL DATE	
XF DATE	08/29/2018	RTJ/T	LAND DATE	08/29/2018
INC DATE			AG DATE	

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	0940	OPEN SHED	0 100	11	24	264.00	SF	4.00	4.00	100	1980	1980	3	20	211	
2	0620	WOOD UTL B	0 100	24	20	480.00	SF	6.00	6.00	100	1980	1980	3	20	576	
3	0620	WOOD UTL B	0 100	0	0	160.00	SF	6.00	6.00	100	1980	1980	3	20	192	
4	0940	OPEN SHED	0 100	20	32	640.00	SF	4.00	4.00	100	1980	1980	3	20	512	
5	0130	FIRE PLACE	0 100	0	0	1.00	UT	1,300.00	1,300.00	100	1980	1980	3	20	260	
6	0211	CONCRETE W	0 100	0	0	300.00	SF	0.00	0.00	100	1991	1991	3	20	0	
7	0625	PORT WD UT	0 100	8	12	96.00	SF	0.00	0.00	100	1991	1991	3	20	0	

TOTAL OB/XF 1,751

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	7.41	AC		1.00	1.00	1.00	7,500.00	7,500.00	55,575							

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			207,891
TOTAL MARKET OB/XF VALUE			1,751
TOTAL LAND VALUE - MARKET			55,575
TOTAL MARKET VALUE			265,217
SOH/AGL Deduction			8,319
ASSESSED VALUE			256,898
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			206,898
TOTAL JUST VALUE			265,217
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			268,656
CHG EXTERIOR,LEN/WID, SF XFOB LN-1,DEMO/PU XFOBS,			
REMOVED VALUR FROM PRTBLE BLDG JS			
UPDATED EMAIL AND PHONE			
21 PORT FROM MARION - ENGLISH			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2007453	ADDITION-CO	0	04/02/2007
29886	REROOF	0	03/03/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1251/0257	2/07/2022	WD Q	Q	I	01	372,300
GRANTOR: CHURCHARD STEPHEN W						
GRANTEE: ENGLISH NATHAN & KA						
0821/0446	3/05/2010	QC U	I	30		100
GRANTOR: CHURCHARD TRACIE M						
GRANTEE: CHURCHARD STEPHEN W						

BUILDING NOTES													

BUILDING DIMENSIONS													
USP=[YR=1993] W12 BAS=[YR=1993] W10 N10 W22 S12 W10 S10													
BAS=[YR=2007] W10 S12 E10 N12\$ S18 DCK=[YR=1993] S6 E10 N6													
W10\$ E10 N2 E2 BAS=[YR=1994] S4 W2 S8 E32 N12 W30\$ E30													
DCK=[YR=1995] S12 E12 N12 W12\$ N28\$ S28 E12 DCK=[YR=1995]													
E12 N16 W12 S16\$ N28\$ PTR= E20 FUS=[YR=1993] S12 E32 N12													
W32\$ W20\$.													