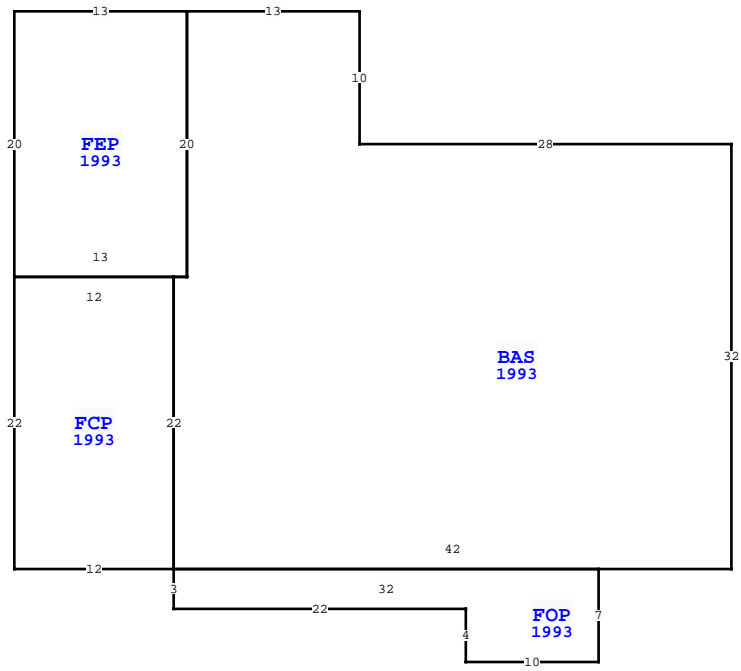


BUILDING CHARACTERISTICS	
ELEMENT	CD
Foundation	02 CONCR SLAB 100
Frame	03 MASONRY 100
Exterior Wall	17 CB STUCCO 80
Exterior Wall	20 FACE BRICK 20
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	14 CARPET 70
Interior Floo	08 SHT VINYL 30
Heating Type	04 AIR DUCTED 100
Air Condition	03 CENTRAL 100
Bedrooms	2 100
Bathrooms	2 100
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	1,779	112.6500	107.02	190,389	1974	1974	0	0	0	49.00	51.00
1 SINGLE FAM 100% - 0 Heated Area: 1672 HX Base Yr												



Quality					
DOR CODE	CD				
0100	03 AVERAGE				
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	1,464	100	1993	1,464	79,905
FCP	264	25	1993	66	3,602
FEP	260	80	1993	208	11,353
FOP	136	30	1993	41	2,238
TOTALS	2,124			1,779	97,098

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		97,098	
TOTAL MARKET OB/XF VALUE		403	
TOTAL LAND VALUE - MARKET		37,500	
TOTAL MARKET VALUE		135,001	
SOH/AGL Deduction		55,369	
ASSESSED VALUE		79,632	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		29,632	
TOTAL JUST VALUE		135,001	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		136,922	
QC FW			
CH QUAL,PU XFOB LN-4			
5 YR PRCL CK, PU XFOB LN 2, 3			
XFOB LN 1, NOTE: OLD PUMP HSE N/V			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN21-00009	SOLAR PANELS-CC	0	05/12/2021
20051660	UPGRADE ELECT	0	10/13/2005
32074	REROOF	0	07/12/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1309/0122	4/19/2023	SA	U	I	30	100
GRANTOR: ESTATE OF WILLIAMS AN						
GRANTEE: MCCUTCHEON MARGIE C						
0136/0607	12/28/1987	WD	Q	I	01	100
GRANTOR: MCCUTCHEON MARGIE C W						
GRANTEE: MCCUTCHEON MARGIE C						

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	0080	4' CHAINLI	0	100	0	0		116.00	LF 13.00	100	1974	1974	3	20	302	
2	0770	PUMP HOUSE	0	100	4	6		24.00	SF 5.00	100	2006	2006	3	30	36	
3	0211	CONCRETE W	0	100	20	2		40.00	SF 6.00	100	2006	2006	3	27	65	
4	1450	SOLAR PANE	0	100	0	0		20.00	UT 0.00	100	2021	2021	3	93	0	

BLD DATE		07/15/2021	FRFR	LGL DATE	07/15/2021	FRFR
XF DATE		07/15/2021	FRFR	LAND DATE		07/15/2021
INC DATE				AG DATE		

BUILDING NOTES	
49 MT ZION RD, CRAWFORDVILLE	
BUILDING DIMENSIONS	
BAS=[YR=1993] W28 N10 W13 S20 W1 S22 FCP=[YR=1993] N22 W12	
FEP=[YR=1993] E13 N20 W13 S20\$ S22 E12\$ FOP=[YR=1993] S3 E22	
S4 E10 N7 W32\$ E42 N32\$.	

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	5.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	37,500							