

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	14	CARPET 30
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	03	AVERAGE
DOR CODE	0100	SINGLE FAMILY
MAP NUM	2	MKT AREA 10
NEIGHBORHOOD/LOC	318.00	1.10/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,538	100
FGR	470	50
FOP	118	30
FSP	120	55
TOTALS	2,246	

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%	- 2021								
Heated Area: 1538						HX Base Yr 2021					
BLD DATE	02/11/2020		RTJ/T	LGL DATE	02/11/2020		RTJ/T				
XF DATE	02/11/2020		RTJ/T	LAND DATE	02/11/2020		RTJ/T				
INC DATE											

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			218,460
TOTAL MARKET OB/XF VALUE			6,440
TOTAL LAND VALUE - MARKET			40,000
TOTAL MARKET VALUE			264,900
SOH/AGL Deduction			41,950
ASSESSED VALUE			222,950
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			172,950
TOTAL JUST VALUE			264,900
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			247,369
HX STATUS SET TO NO RENEW			
HX REMOVAL REQUEST FOR 2025; MOVED 03/2024 TO TALL			
2021 HX APPLIED OKANE			
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-4			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000089	SFD-CO	0	10/24/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1142/0164	2/27/2020	WD Q	Q	V	01	230,000
GRANTOR: PAFFORD PROPERTIES &						
GRANTEE: OKANE MATTHEW SHEEH						
1051/0537	9/27/2017	WD Q	Q	V	05	646,000
GRANTOR: LINZI MILL LOTS, LLC						
GRANTEE: PAFFORD PROPERTIES						

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	0210	CONCRETE D	0	100	54	20			6.00	100	2020	2020	3	89	5,767	
2	0211	CONCRETE W	0	100	27	4			6.00	100	2020	2020	3	89	577	
3	0211	CONCRETE W	0	100	3	3			6.00	100	2020	2020	3	89	48	
4	0211	CONCRETE W	0	100	3	3			6.00	100	2020	2020	3	89	48	
TOTALS																

BUILDING NOTES														
167 LINZY STORE RD, CRAWFORDVILLE														

BUILDING DIMENSIONS														
BAS=[YR=2020] W28 FSP=[YR=2020] E12 N10 W12 S10\$ N6 W25 S26 E10 S3 E12 FGR=[YR=2020] W12 N3 W10 S23 E22 N20 \$ S7 E12 FOP=[YR=2020] W1 S5 E20 N5 W13 N3 W6 S3\$ N3 E6 S3 E13 N30 \$.														

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	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							