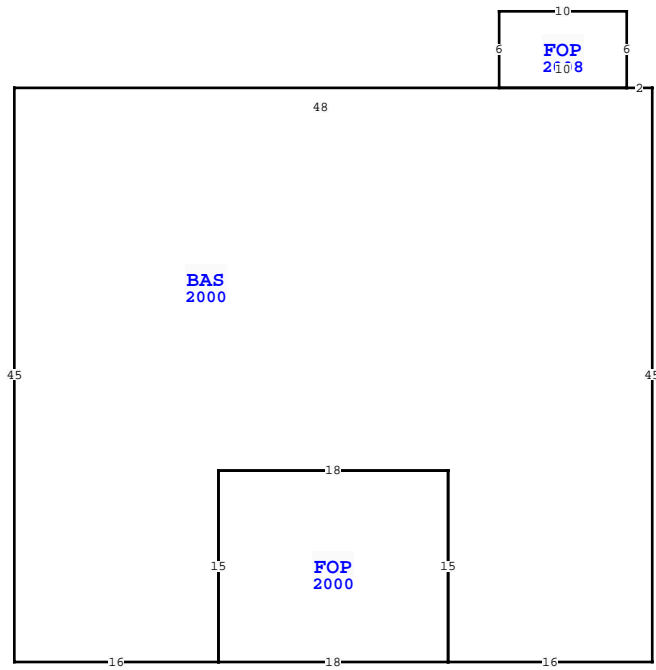


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	11	AVERAGE	50
Exterior Wall	19	COMMON BRK	50
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	08	SHT VINYL	50
Interior Floo	14	CARPET	50
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Fixtures		6	100
Story Height		0	100
RMS		14	100
Stories	1.	1.	100
Class	00	N/A	100
Units		0	100
Quality	03	AVERAGE	
DOR CODE	1900 PROFESSIONAL BLDG		
MAP NUM	2	MKT AREA	10
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,980	100	2000
FOP	270	30	2000
FOP	60	30	2008
TOTALS	2,310		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MED OFFICE	0%	- 0									Heated Area: 1980	
													
BLD DATE	09/24/2020			RTMJ	LGL DATE				LAND DATE	09/24/2020 RTMJ			
XF DATE	09/24/2020			RTMJ	AG DATE								

WAKULLA COUNTY PROPERTY				PAGE 1 of 2	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				293,761		
TOTAL MARKET OB/XF VALUE				5,232		
TOTAL LAND VALUE - MARKET				422,500		
TOTAL MARKET VALUE				721,493		
SOH/AGL Deduction				212,448		
ASSESSED VALUE				509,045		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				509,045		
TOTAL JUST VALUE				721,493		
NCON VALUE				0		
INCOME VALUE				0		
PREVIOUS YEAR MKT VALUE				573,635		
JS PRMT CK, PU XFOB. CC 02/2022						
S/O 1.50 AC TO NEW PRCL 04532-003						
OR 1290 P 136 BNDRY ADJ						
5YR PRCL CK N/C						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
21001270	SHED	0	02/10/2022			
15000757	RE-ROOF	0	08/13/2015			
2013159	MECH	0	03/20/2013			
2011864	SIGN ELECTRIC	0	12/21/2011			
2008565	REROOF-CO	0	06/26/2008			
025930	MECH	0	11/18/1999			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1249/0013	1/27/2022	WD	U	I	30	100
GRANTOR: WOLLSCHLAGER THOMAS P						
GRANTEE: WOLLSCHLAGER THOMAS						
0355/0004	6/03/1999	WD	Q	I		163,000
GRANTOR: WOLLSCHLAGER THOMAS P						
GRANTEE:						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2000] W2 FOP=[YR=2008] N6 W10 S6 E10\$ W48 S45 E16 FOP=[YR=2000] E18 N15 W18 S15\$ N15 E18 S15 E16 N45\$.						

EXTRA FEATURES														2167 CRAWFORDVILLE HWY, CRAWFORDVILLE			
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	0250	ASPHALT AV	0	0	0	0	9,400.00	SF	2.00	2.00	100	2000	2000	3	20	3,760	
2	0625	PORT WD UT	0	0	8	14	112.00	SF	6.00	6.00	100	2000	2000	3	20	134	
3	0211	CONCRETE W	0	0	0	0	300.00	SF	6.00	6.00	100	2001	2001	3	20	360	
4	0100	6" CHAINLI	0	0	0	0	100.00	LF	19.00	19.00	100	2001	2001	3	20	380	
5	0080	4' CHAINLI	0	0	0	0	230.00	LF	13.00	13.00	100	2001	2001	3	20	598	
6	0625	PORT WD UT	0	0	24	14	336.00	SF	0.00	0.00	100	2022	2022	3	97	0	
TOTAL OB/XF																5,232	

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	001910	C	MEDIC OFF	0		LIC	0.00	0.00	163.00	FF		1.00	1.00	1.00	2,500.00	2,500.00	407,500							
2	000100	C	SFR	0		LIC	0.00	0.00	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB 100	
Frame	03	MASONRY 100	
Exterior Wall	08	WD ON PLY 50	
Exterior Wall	15	CONC BLOCK 50	
Roof Structur	01	FLAT 100	
Roof Cover	04	BUILT-UP 100	
Interior Wall	01	MINIMUM 100	
Interior Floo	05	ASPH TILE 100	
Heating Type	02	CONVECTION 100	
Air Condition	02	WINDOW 100	
Bedrooms		1 100	
Bathrooms		1 100	
Story Height		0 100	
Stories	1.	1. 100	
Units		0 100	
Quality	02	BELOW AVERAGE	
DOR CODE	1900	PROFESSIONAL BLDG	
MAP NUM	2	MKT AREA	10
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	948	100	1993
TOTALS	948		948

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	SINGLE FAM	0%	0		55,155	1948	1948	0	0	60.00	40.00
Heated Area: 948					HX Base Yr						
BLD DATE	09/24/2020	RTMJ	LGL DATE	09/24/2020	RTMJ	AG DATE	09/24/2020	RTMJ			
XF DATE	09/24/2020	RTMJ	LAND DATE			AG DATE					
INC DATE											

WAKULLA COUNTY PROPERTY				PAGE 2 of 2	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				293,761		
TOTAL MARKET OB/XF VALUE				5,232		
TOTAL LAND VALUE - MARKET				422,500		
TOTAL MARKET VALUE				721,493		
SOH/AGL Deduction				212,448		
ASSESSED VALUE				509,045		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				509,045		
TOTAL JUST VALUE				721,493		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				573,635		
ADD SS TO NOTC ON PRCL SCREEN						
FNDN & FRME CARD 1 & 2						
& # OF UT'S XFOB LN 4, PU CORR TRAV, PU						
5 YR PRCL CH, CHG CODE XFOB LN 2, CHG CODE						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
025872	ELEC	0	11/02/1999			
025526	OFFICE	0	08/13/1999			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1249/0013	1/27/2022	WD	U	I	30	100
GRANTOR: WOLLSCHLAGER THOMAS P						
GRANTEE: WOLLSCHLAGER THOMAS						
0355/0004	6/03/1999	WD	Q	I		163,000
GRANTOR: WOLLSCHLAGER THOMAS P						
GRANTEE:						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1993] W34 S26 E18 S4 E16 N30 S.						

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
2167 CRAWFORDVILLE HWY, CRAWFORDVILLE																
TOTALS 948 948 22,062																

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
TOTALS 0																								