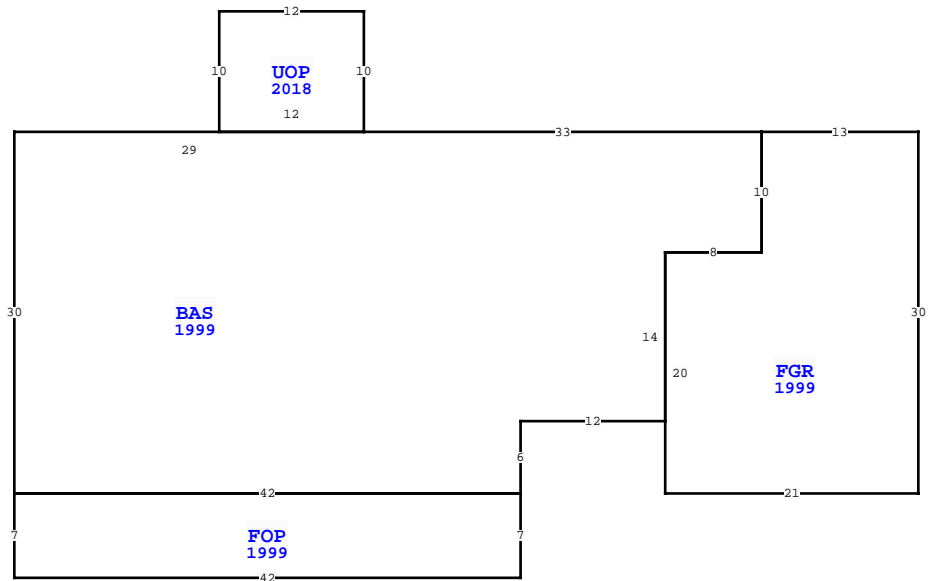


ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	10	LAMINATED 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,015	106.5000	101.18	203,878	1999	2013	0	0	10.00	90.00	
1 SINGLE FAM 0% - 0 Heated Area: 1628 HX Base Yr												



Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	1	MKT AREA 12			
NEIGHBORHOOD/LOC	154.10	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,628	100	1999	1,628	148,249
FGR	550	50	1999	275	25,043
FOP	294	30	1999	88	8,014
UOP	120	20	2018	24	2,185
TOTALS	2,592			2,015	183,490

25 RIVER CT, CRAWFORDVILLE

BLD DATE	05/01/2017	RTJ/T	LGL DATE	
XF DATE	05/01/2017	RTJ/T	LAND DATE	04/07/2010
INC DATE			AG DATE	JBBH

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	0	16	7			6.00	100	2000	2000	3	20	134	

TOTAL OB/XF 134

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	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000								

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			183,490
TOTAL MARKET OB/XF VALUE			134
TOTAL LAND VALUE - MARKET			45,000
TOTAL MARKET VALUE			228,624
SOH/AGL Deduction			0
ASSESSED VALUE			228,624
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			228,624
TOTAL JUST VALUE			228,624
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			230,653
2023 TRIM RETURNED COA			
5YR CK JS CHG PTO TO UOP2018			
INCR EYB 2009-2013 PRMT OB21-000249			
5 YR PRCL CK. CHG QUALITY.			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000249	RE-ROOF-CO	0	05/20/2021
024322	SFD	0	11/08/1998

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1327/0580	9/05/2023	TR	U	I	11	100	
GRANTOR: KILINSKI JENNIFER							
GRANTEE: KILINSKI JENNIFER L							
1210/0730	5/31/2021	WD	Q	I	01	265,000	
GRANTOR: CLAYTON DANNY H							
GRANTEE: KILINSKI JENNIFER							

BUILDING NOTES												

BUILDING DIMENSIONS												
FGR=[YR=1999] W13 BAS=[YR=1999] W33 UOP=[YR=2018] N10 W12 S10 E12 \$ W29 S30 FOP=[YR=1999] S7 E42 N7 W42 \$ E42 N6 E12 N14 E8 N10 \$ S10 W8 S20 E21 N30 \$.												