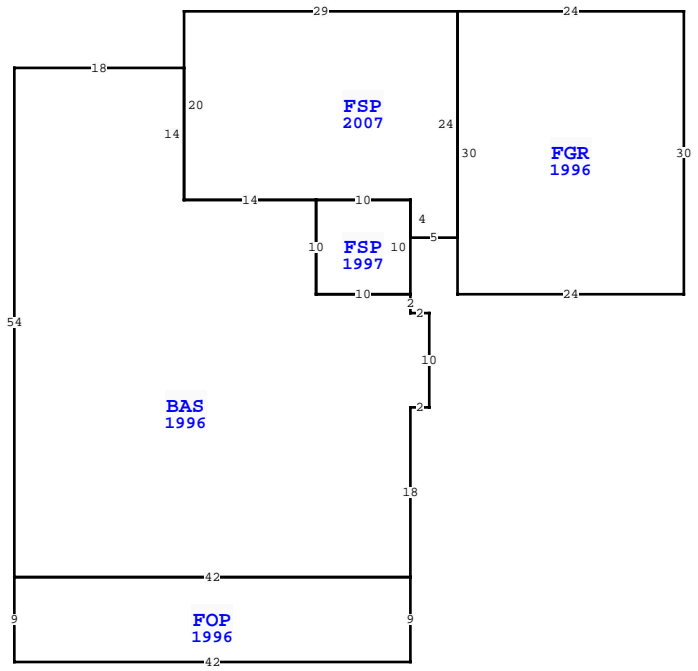


ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	11	AVERAGE 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	05	DRYWALL 100
Interior Floor	08	SHT VINYL 50
Interior Floor	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 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	2,710	111.0000	152.90	414,359	1996	2000		0	0	23.00	77.00	
1 SINGLE FAM 100% - 2003 Heated Area: 1852 HX Base Yr 2003													



Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	1	MKT AREA 12			
NEIGHBORHOOD/LOC	166.00	1.45/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,852	100	1996	1,852	218,042
FGR	720	50	1996	360	42,384
FOP	378	30	1996	113	13,304
FSP	100	55	1997	55	6,476
FSP	600	55	2007	330	38,852
TOTALS	3,650			2,710	319,056

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		319,056	
TOTAL MARKET OB/XF VALUE		23,352	
TOTAL LAND VALUE - MARKET		45,000	
TOTAL MARKET VALUE		387,408	
SOH/AGL Deduction		176,801	
ASSESSED VALUE		210,607	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		160,607	
TOTAL JUST VALUE		387,408	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		282,543	

5YR CK JS INCR EYB 1996-2000 ROOF OVER			
5 YR PRCL CH, N/C			
ADDED SPOUSE SSN, MLF RNWL CARD			
2017 QUESTIONNAIRE RETURNED/REMOVED H7			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B23-000285	POLE BARN	0	04/12/2023
15000623	ROOF OVER	0	07/10/2015
2007130	POOL	0	01/30/2007
020555	N/A	0	01/23/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0993/0889	2/26/2016	QC	U	I	30	94,300
GRANTOR: PEARCE TIMOTHY D & ER						
GRANTEE: PEARCE TIMOTHY D &						
0451/0894	7/31/2002	WD	Q	I		172,829
GRANTOR: HOUSEHOLD						
GRANTEE: PEARCE						

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	0140	FIRE PLACE	0	100	0	1.00	UT	2,755.00	2,755.00	100	1996	1996	3	53	1,460	
2	0220	POOL VINYL	0	100	32	512.00	SF	87.00	87.00	100	2007	2007	3	40	17,818	
3	0211	CONCRETE W	0	100	0	1,061.00	SF	8.70	8.70	100	2007	2007	3	30	2,769	
4	0955	PRIVACY FE	0	100	0	72.00	LF	21.75	21.75	100	2007	2007	3	40	626	
5	0080	4' CHAINLI	0	100	0	180.00	LF	18.85	18.85	100	1996	1996	3	20	679	

BUILDING NOTES			
51 RIVER PLANTATION RD, CRAWFORDVILLE			

BUILDING DIMENSIONS			
FGR=[YR=1996] W24 FSP=[YR=2007] W29 S20 E14 FSP=[YR=1997] S10 E10 N10 W10\$ BAS=[YR=1996] W14 N14 W18 S54 FOP=[YR=1996] S9 E42 N9 W42\$ E42 N18 E2 N10 W2 N2 W10 N10\$ E10 S4 E5 N24\$ S30 E24 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	45,000.00	45,000.00	45,000							