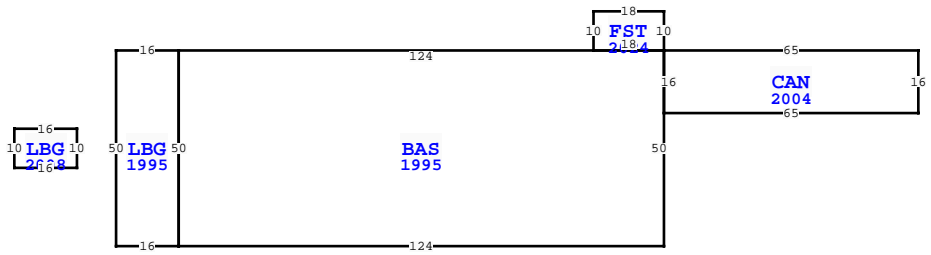


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	03	MASONRY 100
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	01	MINIMUM 100
Interior Wall	05	DRYWALL 100
Interior Floor	03	CONC FINSH 80
Interior Floor	07	VYL PLANK 20
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 100
Plumbing		4 100
Bathrooms		2 100
Story Height		12 100
RMS		4 100
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		
1	VEH REPAIR	0%	- 0		395,035	1995	1997	0	0	0	46.00	54.00	
Heated Area: 7160 HX Base Yr													



Quality		03 AVERAGE			
DOR CODE		2700 VEH SALE/REPAIR			
MAP NUM		5	MKT AREA 08		
NEIGHBORHOOD/LOC		171.00	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	6,200	100	1995	6,200	168,739
CAN	1,040	30	2004	312	8,492
FST	180	70	2024	126	3,429
LBG	800	125	1995	1,000	27,216
LBG	160	125	2008	200	5,443
<b>TOTALS</b>	<b>8,380</b>			<b>7,838</b>	<b>213,319</b>

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	0100	6" CHAINLI	0	0	0	0	612.00	LF	19.00	19.00	100	1995	1995	3	20	2,326	
2	0210	CONCRETE D	0	0	25	20	500.00	SF	6.00	6.00	100	1995	1995	3	20	600	
3	0211	CONCRETE W	0	0	24	3	72.00	SF	6.00	6.00	100	1995	1995	3	20	86	
4	0700	PORT BLDG	0	0	20	10	200.00	SF	8.00	8.00	100	2004	2004	3	62	992	
5	0032	STORAGE CO	0	0	40	8	320.00	SF	9.00	9.00	100	2024	2016	AV	72	2,074	

WAKULLA COUNTY PROPERTY				PAGE 1 of 2	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				253,902	
TOTAL MARKET OB/XF VALUE				6,078	
TOTAL LAND VALUE - MARKET				44,000	
TOTAL MARKET VALUE				303,980	
SOH/AGL Deduction				66,870	
ASSESSED VALUE				237,110	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				237,110	
TOTAL JUST VALUE				303,980	
NCON VALUE				5,503	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				182,510	
MM 5YR CK, CHG INTW, FLOR, HVAC, INCR EYB FOR AC,					
5 YR PRCL CK, N/C					
COA PER TCO					
2017 TRIM RETURNED/UTF					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
20000371	ELECTRIC	0	04/30/2020		
17000145	REROOF-CO	0	02/02/2017		
2013128	USE	0	03/05/2013		
2011305	USE-VOIDED	0	05/11/2011		
31590	ELECT	0	04/30/2004		
31489	ADDITION	0	04/10/2004		

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1059/0235	1/02/2018	WD	Q	I	05	380,000	
GRANTOR: JPK MICHAELS LLC							
GRANTEE: MORGAN MICHAEL A							
0997/0076	3/07/2016	WD	U	I	30	100	
GRANTOR: ROSENOW JEAN, SMITH P							
GRANTEE: JPK MICHAELS LLC							

TOTAL OB/XF														6,078										
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	002701	C	VEH SALE/REP	0		C2	150.00	300.00	1.00	LT		1.00	1.00	1.00	44,000.00	44,000.00	44,000							

BUILDING NOTES			
BLD DATE 06/04/2018 MMJT LGL DATE 11/15/2006 JBHC			
XF DATE 06/04/2018 MMJT AG DATE			
INC DATE			
4379 CRAWFORDVILLE HWY, CRAWFORDVILLE			

BUILDING DIMENSIONS			
BAS=[YR=1995;ORIG=0,0] W124 S50 E124 N50 \$			
CAN=[YR=2004;ORIG=0,0] S16 E65 N16 W65 \$			
LBG=[YR=1995;ORIG=-124,50] N50 W16 S50 E16 \$			
LBG=[YR=2008;ORIG=-150,30] N10 W16 S10 E16 \$			
PTR=[ORIG=-140,50] W10 N20 S20 E10 \$			
FST=[YR=2024;ORIG=0,-10] W18 S10 E18 N10 \$			

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	26	AL SIDING	100
Roof Structure	01	FLAT	100
Roof Cover	01	MINIMUM	100
Interior Wall	05	DRYWALL	100
Interior Floor	02	MIN PLYWD	100
Heating Type	01	NONE	100
Air Condition	01	NONE	100
Fixtures		N/A	100
RMS		N/A	100
Stories	1.	1. 100	
Units		0 100	
Quality	02	BELOW AVERAGE	
DOR CODE	2700	VEH SALE/REPAIR	
MAP NUM	5	MKT AREA	08
NEIGHBORHOOD/LOC	171.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,380	100	2024
TOTALS	1,380		1,380
			40,583

MARKET ADJUSTMENTS																										
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND															
2	MIX USE	0%	- 2024		64,418	2000	2000	0	0	37.00	63.00															
				Heated Area: 1380																						
					HX Base Yr																					
<table border="1"> <tr> <td>BLD DATE</td> <td>06/04/2018</td> <td>MMJT</td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td>06/04/2018</td> <td>MMJT</td> <td>LAND DATE</td> <td>11/15/2006</td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> </tr> </table>												BLD DATE	06/04/2018	MMJT	LGL DATE		XF DATE	06/04/2018	MMJT	LAND DATE	11/15/2006	INC DATE			AG DATE	
BLD DATE	06/04/2018	MMJT	LGL DATE																							
XF DATE	06/04/2018	MMJT	LAND DATE	11/15/2006																						
INC DATE			AG DATE																							

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			STANDARD
VALUATION BY			
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			253,902
TOTAL MARKET OB/XF VALUE			6,078
TOTAL LAND VALUE - MARKET			44,000
TOTAL MARKET VALUE			303,980
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ASSESSED VALUE			237,110
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			237,110
TOTAL JUST VALUE			303,980
NCON VALUE			5,503
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			182,510
2016 TRIM RETURNED/UTF			
CORR LAND, PRCL & BLDG CODE, CHG BLDG MODEL			
HEIGHT, HTTP, A/C, PU CORR TRAV, PU XFOB LN 4			
5 YR PRCL CH, PU FNDN & FRME, CORR INT, FLOOR			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
019559	N/A	0	04/29/1995
019585	N/A	0	04/27/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1059/0235	1/02/2018	WD Q	Q	I	05	380,000
GRANTOR: JPK MICHALES LLC						
GRANTEE: MORGAN MICHAEL A						
0997/0076	3/07/2016	WD U	U	I	30	100
GRANTOR: ROSENOW JEAN, SMITH P						
GRANTEE: JPK MICHAELS LLC						

EXTRA FEATURES																										
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON															
4379 CRAWFORDVILLE HWY, CRAWFORDVILLE																										
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BLD DATE	06/04/2018	MMJT	LGL DATE																							
XF DATE	06/04/2018	MMJT	LAND DATE	11/15/2006																						
INC DATE			AG DATE																							

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2024;ORIG=20,10] E60 S23 W60 N23 \$

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
0																								