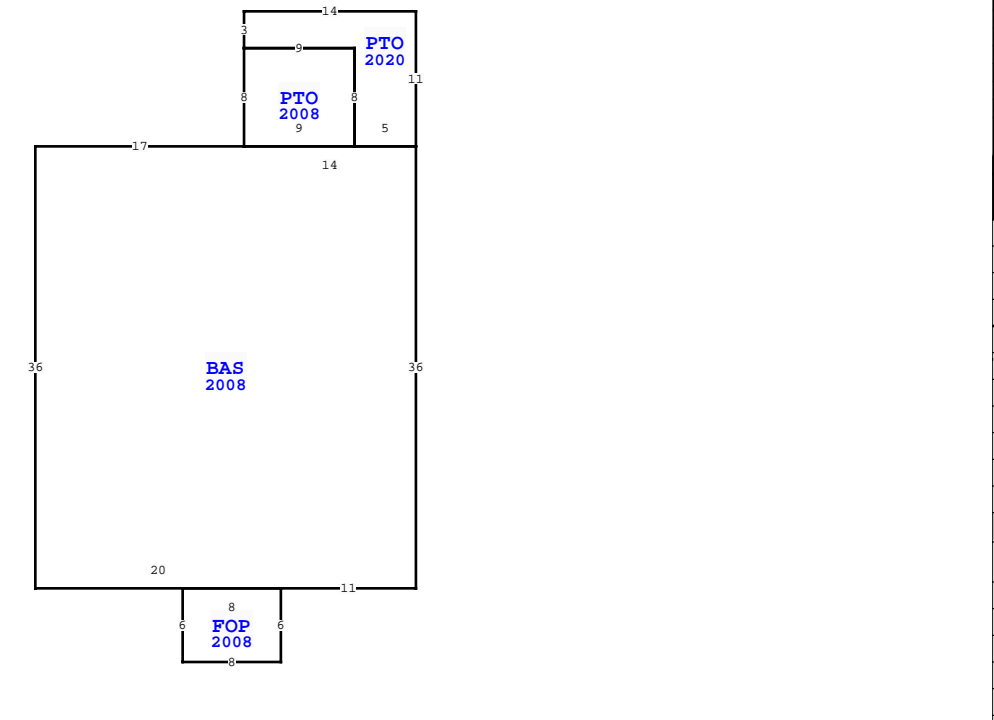




ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	03	MASONRY 100
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 70
Interior Floo	11	CLAY TILE 30
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		2 100
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	1,138	107.5950	127.77	145,402	2008	2008	0	0	15.00	85.00		



WAKULLA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		123,592		
TOTAL MARKET OB/XF VALUE		1,615		
TOTAL LAND VALUE - MARKET		7,500		
TOTAL MARKET VALUE		132,707		
SOH/AGL Deduction		0		
ASSESSED VALUE		132,707		
TOTAL EXEMPTION VALUE		0		
BASE TAXABLE VALUE		132,707		
TOTAL JUST VALUE		132,707		
NCON VALUE		1,293		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		104,151		

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20071462	SFD-CO	0	10/19/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1348/0467	2/21/2024	WD Q	Q	I	01	192,500

GRANTOR: PAFFORD PROPERTIES &						
GRANTEE: CARSON JASON BRIAN						
1340/0372	12/08/2023	WD Q	Q	I	05	211,600
GRANTOR: ISMAN NOAH & ASHLEY						
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	0	18	10		180.00	100	2008	2008	3	34	367	
3	0955	PRIVACY FE	0	0	0	0	LF	15.00	100	2011	2011	3	65	390	
4	0955	PRIVACY FE	0	0	0	0	LF	15.00	100	2024	2020	AV	97	858	
5	0635	PORT MTL U	0	0	8	8	SF	0.00	100	2024	2020	AV	89	0	

45 MONTGOMERY DR, CRAWFORDVILLE

BLD DATE	02/08/2013	MMSR	LGL DATE	
XF DATE	02/08/2013	MMSR	LAND DATE	04/19/2018
INC DATE			AG DATE	MMJT

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=2008;ORIG=0,0] W14 W17 S36 E20 E11 N36 \$									
PTO=[YR=2008;ORIG=-14,0] E9 N8 W9 S8 \$									
FOP=[YR=2008;ORIG=-11,36] W8 S6 E8 N6 \$									
PTO=[YR=2020;ORIG=0,0] N11 W14 S3 E9 S8 E5 \$									

TOTAL OB/XF															
1,615															

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			50.00	100.00	1.00	LT		1.00	1.00	1.00	7,500.00	7,500.00	7,500							