

LAKE ELLEN PROPER
BLOCK H LOT 9
OR 636 P 796 OR 1139 P 591

JANSSON SARAH GRACE/JANSSON STEVEN CHRISTOPHER
28 L M ST
CRAWFORDVILLE, FL 32327

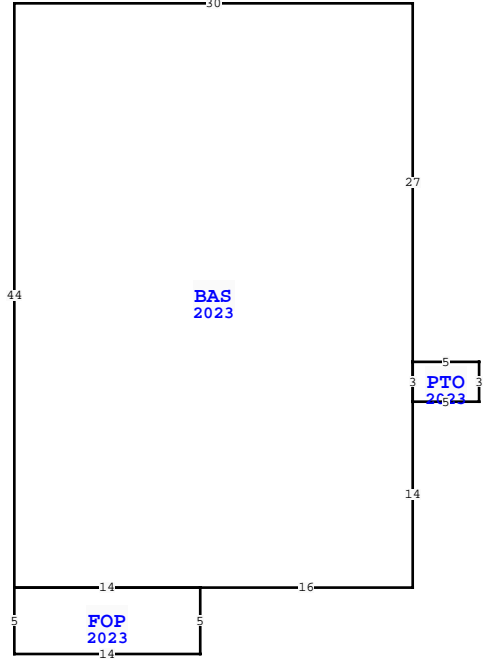
2024

26-4S-02W-108-02183-146



| 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 | 07 | VYL | PLANK | 100 | |
| Ceiling | 09 | 9 FT | 100 | | |
| Heating Type | 13 | HEAT PUMP | 100 | | |
| Air Condition | 13 | HEAT PUMP | 100 | | |
| Bedrooms | | 3 | 100 | | |
| Bathrooms | | 2 | 100 | | |
| Stories | 1. | 1. | 100 | | |
| Units | | 0 | 100 | | |
| Condition Adj | 12 | AVERAGE | 100 | | |
| Quality | 03 | AVERAGE | | | |
| DOR CODE | 0100 | SINGLE | FAMILY | | |
| MAP NUM | 5 | MKT AREA | | 08 | |
| NEIGHBORHOOD/LOC | 108.00 | 1.25/ | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 1,320 | 100 | 2023 | 1,320 | 171,323 |
| FOP | 70 | 30 | 2023 | 21 | 2,726 |
| PTO | 15 | 5 | 2023 | 1 | 130 |
| TOTALS | 1,405 | | | 1,342 | 174,178 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | |
|--------------------|------------|-----------|-------------------|----------------|----------------|------------|------|------|------|------|--------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | |
| 1 | SINGLE FAM | 0% | 2024 | | 174,178 | 2023 | 2023 | 0 | 0 | 0.00 | 100.00 | |
| | | | Heated Area: 1320 | | | HX Base Yr | | | | | | |



| WAKULLA COUNTY PROPERTY | | PAGE 1 of 1 | 3 |
|---------------------------|-----------|-------------|---|
| VALUATION BY | | STANDARD | |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | | 174,178 | |
| TOTAL MARKET OB/XF VALUE | | 3,348 | |
| TOTAL LAND VALUE - MARKET | | 7,500 | |
| TOTAL MARKET VALUE | | 185,026 | |
| SOH/AGL Deduction | | 0 | |
| ASSESSED VALUE | | 185,026 | |
| TOTAL EXEMPTION VALUE | | 0 | |
| BASE TAXABLE VALUE | | 185,026 | |
| TOTAL JUST VALUE | | 185,026 | |
| NCON VALUE | | 177,526 | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | 7,500 | |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|------------|-------------|-----|------------|
| 22000337 | SFD-CO | 0 | 02/16/2023 |

| SALES DATA | | | | | | |
|-------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1312/0400 | 5/12/2023 | WD | Q | I | 01 | 208,000 |
| GRANTOR: PONDEROSA HOMES INC | | | | | | |
| GRANTEE: JANSSON SARAH GRACE | | | | | | |
| 1267/0486 | 5/24/2022 | WD | Q | V | 05 | 50,300 |
| GRANTOR: OTTER CREEK VENTURES | | | | | | |
| GRANTEE: PONDEROSA HOMES INC | | | | | | |

| 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 | 22 | 21 | | | 6.00 | 100 | 2024 | 2023 | AV | 100 | 2,772 | |
| 2 | 0211 | CONCRETE W | 0 | 0 | 5 | 4 | | | 6.00 | 100 | 2024 | 2023 | AV | 100 | 120 | |
| 3 | 0211 | CONCRETE W | 0 | 0 | 19 | 4 | | | 6.00 | 100 | 2024 | 2023 | AV | 100 | 456 | |

28 L.M. ST, CRAWFORDVILLE

| | |
|----------|-----------|
| BLD DATE | LGL DATE |
| XF DATE | LAND DATE |
| INC DATE | AG DATE |

| BUILDING NOTES | | | | | | | | | | | | |
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|
| | | | | | | | | | | | | |

| BUILDING DIMENSIONS | | | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=2023;ORIG=40,10] E30 S27 S3 S14 W16 W14 N44 \$ | | | | | | | | | | | | |
| FOP=[YR=2023;ORIG=40,54] E14 S5 W14 N5 \$ | | | | | | | | | | | | |
| PTO=[YR=2023;ORIG=70,37] B5 S3 W5 N3 \$ | | | | | | | | | | | | |

| 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 | | | | | | | | |