

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	04	PILE WOOD	100
Frame	02	WOOD FRAME	100
Exterior Wall	13	PREFAB PNL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	13	GALVALUM	100
Interior Wall	04	PLYWOOD	50
Interior Wall	08	DECORATIVE	50
Interior Floo	14	CARPET	100
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	100
Bedrooms		3	100
Bathrooms		2	100
Story Height		0	100
Stories	1.	1.	100
Units		0	100
Condition Adj	12	AVERAGE	100
Quality	03	AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	2	MKT AREA	11
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	694	100	1993
BAS	2,216	100	1994
FOP	20	30	1994
FOP	48	30	1994
UOP	20	20	1994
UST	70	45	1994
TOTALS	3,068		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 2023			347,971	1976	2005	0	0	18.00	82.00
Heated Area: 2910 HX Base Yr 2023											
BLD DATE	09/28/2020		RTMJ	LGL DATE	09/28/2020		RTMJ				
XF DATE	09/28/2020		RTMJ	LAND DATE	09/28/2020		RTMJ				
INC DATE											

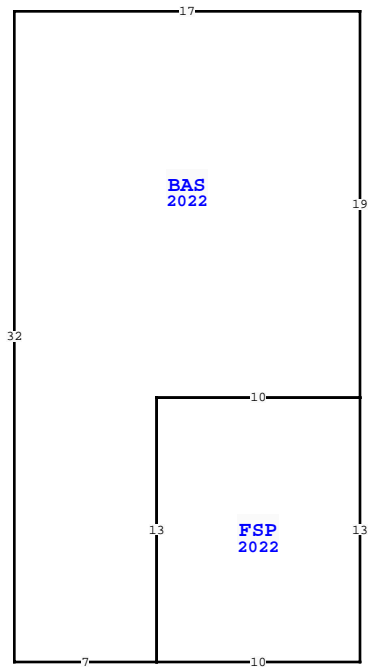
WAKULLA COUNTY PROPERTY				PAGE 1 of 3	3	
VALUATION SUMMARY				STANDARD		
VALUATION BY		Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE				321,953		
TOTAL MARKET OB/XF VALUE				6,644		
TOTAL LAND VALUE - MARKET				7,500		
TOTAL MARKET VALUE				336,097		
SOH/AGL Deduction				9,065		
ASSESSED VALUE				327,032		
TOTAL EXEMPTION VALUE		HX HB		50,000		
BASE TAXABLE VALUE				277,032		
TOTAL JUST VALUE				336,097		
NCON VALUE				0		
INCOME VALUE				0		
PREVIOUS YEAR MKT VALUE				323,523		
EYB TO 2014 FOR NEW ROOF						
JS DEMO XFOB; PU SFD; CHG RCVR, CHG TRAV						
REMOVED HX - PORT TO LEON HANKINSON						
INCR EYB 2006-2010 PRMT OB21-000060						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
OB21-000060	ROOF OVER-CC	0	02/11/2021			
15000337	MECH	0	04/20/2015			
15000306	MECH	0	04/09/2015			
2014408	RE-ROOF	0	05/21/2014			
020821	N/A	0	04/08/1996			
019337	N/A	0	02/28/1995			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1254/0455	2/22/2022	WD	Q	I	01	401,700
GRANTOR: HANKINSON SAMUEL JAME						
GRANTEE: BARNETT ALEXIS						
1017/0341	11/10/2016	WD	Q	I	01	344,000
GRANTOR: ERWIN DAVID B & MARCU						
GRANTEE: HANKINSON SAMUEL JA						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1994] W40 S16 W18 N6 UST=[YR=1994] N7 W10 S7 E10\$ W10 S21 E4 S10 BAS=[YR=1993] N10 W26 S6 W9 S14 E11 S2 E12 UOP=[YR=1994] W5 S4 E5 N4\$ E12 N12\$ E30 FOP=[YR=1994] W12 S4 E12 N4\$ E22 N12 E12 N18 FOP=[YR=1994] S4 E5 N4 W5\$ N11\$.						

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	0040	CARPOT FI	0	100	20	20			12.00	100	1991	1991	3	48	2,304	
2	0210	CONCRETE D	0	100	20	20			6.00	100	1991	1991	3	20	480	
4	0060	DECK WOOD	0	100	15	18			5.00	100	1993	1993	3	20	270	
7	0770	PUMP HOUSE	0	100	6	6			5.00	100	2004	2004	3	10	18	
8	0060	DECK WOOD	0	100	10	12			5.00	100	2004	2004	3	20	120	
9	0375	WOOD WALK	0	100	31	4			15.00	100	2004	2004	3	23	428	
10	0060	DECK WOOD	0	100	0	0			5.00	100	2004	2004	3	20	252	
11	0211	CONCRETE W	0	100	0	0			6.00	100	2004	2004	3	23	1,386	
12	0500	WORK SHOP	0	100	42	22			15.00	10	1996	1996	3	10	1,386	
TOTALS															6,644	

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	000134	C	SFR POND	100			0.00	0.00	1.50	LT		1.00	1.00	1.00	5,000.00	5,000.00	7,500							

ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	08	WD ON	PLY	100	
Roof Structur	02	SHED		100	
Roof Cover	13	GALVALUM		100	
Interior Wall	05	DRYWALL		100	
Interior Floo	07	VYL PLANK		100	
Heating Type	14	MINI SPLIT		100	
Air Condition	14	MINI SPLIT		100	
Bedrooms		1	100		
Bathrooms		1	100		
Story Height		0	100		
Stories	1.	1.	100		
Units		0	100		
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	2	MKT AREA		11	
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	414	100	2022	414	31,193
FSP	130	55	2022	72	5,425
TOTALS	544			486	36,617

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	Guest/In-Law	100%	- 2023		47,555	1996	2000	0	0	23.00	77.00
				Heated Area: 414			HX Base Yr 2023				



EXTRA FEATURES																	
L	OB/XF	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
127 RIVERSINK RD, CRAWFORDVILLE																	

WAKULLA COUNTY PROPERTY		PAGE 2 of 3	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			321,953
TOTAL MARKET OB/XF VALUE			6,644
TOTAL LAND VALUE - MARKET			7,500
TOTAL MARKET VALUE			336,097
SOH/AGL Deduction			9,065
ASSESSED VALUE			327,032
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			277,032
TOTAL JUST VALUE			336,097
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			323,523

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1254/0455	2/22/2022	WD Q	Q	I	01	401,700
GRANTOR: HANKINSON SAMUEL JAME						
GRANTEE: BARNETT ALEXIS						
1017/0341	11/10/2016	WD Q	Q	I	01	344,000
GRANTOR: ERWIN DAVID B & MARCU						
GRANTEE: HANKINSON SAMUEL JA						

BUILDING NOTES																	

BUILDING DIMENSIONS																	
BAS=[YR=2022;ORIG=0,0] W17 S32 E7 N13 E10 N19 \$																	
FSP=[YR=2022;ORIG=0,19] W10 S13 E10 N13 \$																	

LAND DESCRIPTION										TOTAL OB/XF														
L	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

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	13	GALVALUM		100	
Interior Wall	01	MINIMUM		100	
Interior Floo	03	CONC	FINSH	100	
Ceiling	14	14 FT		100	
Heating Type	01	NONE		100	
Air Condition	01	NONE		100	
Bedrooms				0	100
Bathrooms				0	100
Story Height				0	100
Stories	1.	1.			100
Units				0	100
Quality	01	MINIMUM			
DOR CODE	0100	SINGLE	FAMILY		
MAP NUM	2	MKT AREA			11
NEIGHBORHOOD/LOC	000			1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS	0			0	0

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2 Guest/In-Law		100%	- 2024								
Heated Area: 0					HX Base Yr 2023						

BAS
2022

FSP
2022

BLD DATE	09/28/2020	RTMJ	LGL DATE	
XF DATE	09/28/2020	RTMJ	LAND DATE	09/28/2020
INC DATE			AG DATE	

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TOTAL EXEMPTION VALUE				HX HB 50,000		
BASE TAXABLE VALUE				277,032		
TOTAL JUST VALUE				336,097		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				323,523		
S/O .046 AC & COMBINE W/PRCL 04080-000						
CODE						
LN 7, PU FNDN & FRME, CHG BATHS, EXW & BUSE						
5 YR PRCL CH, DEL XFOB LN 13, CHG CODE XFOB						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
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127 RIVERSINK RD, CRAWFORDVILLE																

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