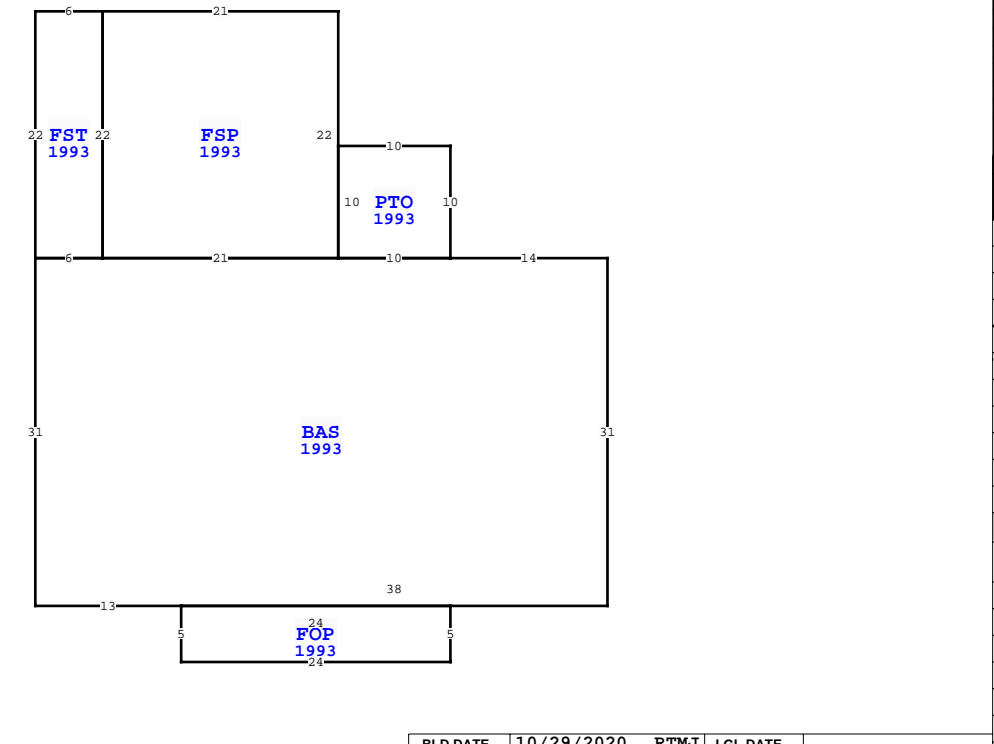




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	12	WOOD FRAME 100
Exterior Wall	12	CEDAR/CYPR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	10	LAMINATED 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories		0 100
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	1,949	110.5000	152.21	296,657	1987	1987		0	0	36.00	64.00		



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	1,581	100	1993	1,581	154,012
FOP	120	30	1993	36	3,507
FSP	462	55	1993	254	24,743
FST	132	55	1993	73	7,111
PTO	100	5	1993	5	487
TOTALS	2,395			1,949	189,860

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			200,616
TOTAL MARKET OB/XF VALUE			2,826
TOTAL LAND VALUE - MARKET			45,000
TOTAL MARKET VALUE			248,442
SOH/AGL Deduction			104,052
ASSESSED VALUE			144,390
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			94,390
TOTAL JUST VALUE			248,442
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			187,516
5YR PRCL CK N/C			
PU XFOB LN 3-4			
5 YR PRCL CH, CHG QUAL, CHG CODE XFOB LN 1,			
LAND VAL CHG PER DOR STUDY			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
16000915	REROOF-CO	0	09/15/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0218/0560	9/01/1993	WD	U	I		117,500
GRANTOR:						
GRANTEE:						
0167/0540	7/01/1990	WD	U	I		100
GRANTOR:						
GRANTEE:						

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	0150	FIRE PLACE	0	100	0	1.00	UT	3,625.00	3,625.00	100	1989	1989	3	46	1,668	
2	0211	CONCRETE W	0	100	52	3	SF	8.70	8.70	100	1994	1994	3	20	271	
3	0060	DECK WOOD	0	100	32	8	SF	7.25	7.25	100	1994	1994	3	20	371	
4	0210	CONCRETE D	0	100	3	16	SF	8.70	8.70	100	1988	1988	3	20	84	
5	0940	OPEN SHED	0	100	8	15	SF	5.80	5.80	100	2014	2014	3	62	432	

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=1993] W14 PTO=[YR=1993] N10 W10 S10 E10\$ W10													
FSP=[YR=1993] N22 W21 S22 E21\$ W21 FST=[YR=1993] N22 W6 S22													
E6\$ W6 S31 E13 FOP=[YR=1993] S5 E24 N5 W24\$ E38 N31\$.													

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							

RIVER PLANTATION ESTATE  
 BLK B LOT 33 UNIT II  
 OR 101 P 382-384 &

GREEN DONALD E/GREEN C JOANN  
 623 RIVER PLANTATION RD  
 CRAWFORDVILLE, FL 32327

2024

29-3S-01E-166-05506-33B



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	12	CEDAR/CYPR 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	04	PLYWOOD 100			
Interior Floo	03	CONC FINSH 100			
Heating Type	01	NONE 100			
Air Condition	01	NONE 100			
Story Height	0	100			
Stories	1.	1. 100			
Units	0	100			
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
UDG	576	55	1988	317	10,756
TOTALS	576			317	10,756

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	SFR	UFGR	100%	- 0	Heated Area: 0					HX Base Yr	
BLD DATE	10/29/2020	RTMJ	LGL DATE	10/29/2020	RTMJ					10/29/2020	RTMJ
XF DATE	10/29/2020	RTMJ	LAND DATE								
INC DATE			AG DATE								

WAKULLA COUNTY PROPERTY				PAGE 2 of 2	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				200,616	
TOTAL MARKET OB/XF VALUE				2,826	
TOTAL LAND VALUE - MARKET				45,000	
TOTAL MARKET VALUE				248,442	
SOH/AGL Deduction				104,052	
ASSESSED VALUE				144,390	
TOTAL EXEMPTION VALUE				50,000	
BASE TAXABLE VALUE				94,390	
TOTAL JUST VALUE				248,442	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				187,516	
CKED HX NC					
PKED UP FPL					
13070 FOR SHED PK UP					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / V / I /	RSN CD	SALE PRICE
0218/0560	9/01/1993	WD U	I		117,500
GRANTOR:					
GRANTEE:					
0167/0540	7/01/1990	WD U	I		100
GRANTOR:					
GRANTEE:					
BUILDING NOTES					
BUILDING DIMENSIONS					
UDG=[YR=1988] W24 S24 E24 N24\$.					

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

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