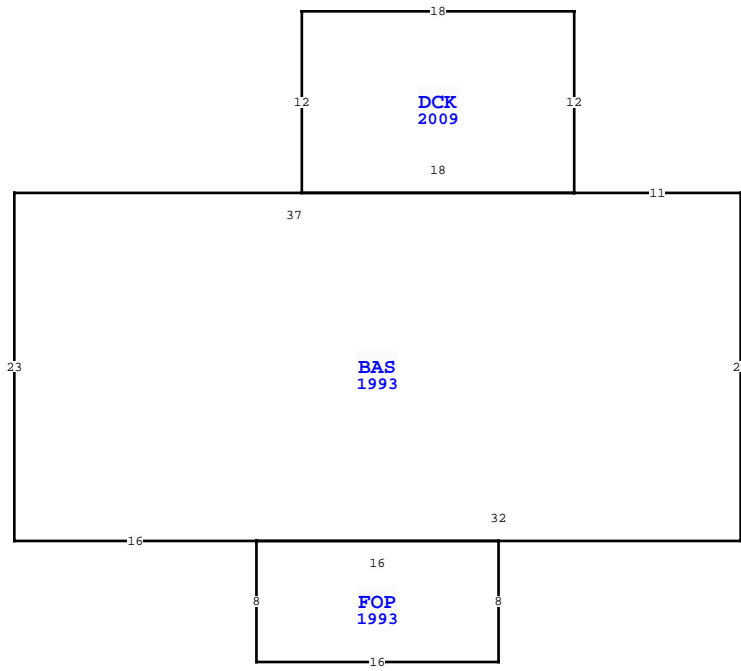




| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|------|
| ELEMENT | CD | | |
| Foundation | 03 | CONCR STEM | 100 |
| Frame | 02 | WOOD FRAME | 100 |
| Exterior Wall | 05 | HARDIE BRD | 100 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 13 | GALVALUM | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floo | 09 | PINE WOOD | 100 |
| Heating Type | 02 | CONVECTION | 100 |
| Air Condition | 03 | CENTRAL | 100 |
| Bedrooms | | 3 | 100 |
| Bathrooms | | 1 | 100 |
| Story Height | | 0 | 100 |
| Stories | 1. | 1. | 100 |
| Units | | 0 | 100 |
| Quality | 02 | BELOW AVERAGE | |
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | 1 | MKT AREA | 09 |
| NEIGHBORHOOD/LOC | 000 | 1.00/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 1,104 | 100 | 1993 |
| DCK | 216 | 10 | 2009 |
| FOP | 128 | 30 | 1993 |
| TOTALS | 1,448 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|-------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | |
| 0100 | 01 | 1,164 | 98.6000 | 93.67 | 109,032 | 1976 | 1976 | | 0 | 0 | 47.00 | 53.00 | |
| 1 SINGLE FAM 0% - 0 Heated Area: 1104 HX Base Yr | | | | | | | | | | | | | |



| WAKULLA COUNTY PROPERTY | | | |
|---|-------------|-----|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 2 |
| VALUATION BY | | | STANDARD |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 57,787 |
| TOTAL MARKET OB/XF VALUE | | | 7,134 |
| TOTAL LAND VALUE - MARKET | | | 8,000 |
| TOTAL MARKET VALUE | | | 72,921 |
| SOH/AGL Deduction | | | 0 |
| ASSESSED VALUE | | | 72,921 |
| TOTAL EXEMPTION VALUE | | | 0 |
| BASE TAXABLE VALUE | | | 72,921 |
| TOTAL JUST VALUE | | | 72,921 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 73,170 |
| 5 YR PRCL CH N/C-LR | | | |
| 5-11, PU CORR TRAV | | | |
| 5 YR PRCL CH, CHG QUAL & RCVR, PU XFOB LN | | | |
| FOR 2014 | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
| 20051432 | SFD | 0 | 09/13/2006 |

| SALES DATA | | | | | | |
|------------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1226/0586 | 8/31/2021 | WD | Q | I | 01 | 48,500 |
| GRANTOR: SHYLKOFSKI AL | | | | | | |
| GRANTEE: SINCLAIR ANDREW C & | | | | | | |
| 0700/0448 | 2/28/2007 | WD | Q | I | | 48,500 |
| GRANTOR: LINTON MARY LIDDY | | | | | | |
| GRANTEE: SHYLKOFSKI AL | | | | | | |

| 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 | 0700 | PORT BLDG | 0 | 0 | 10 | 12 | | | 8.00 | 100 | 1989 | 1989 | 3 | 46 | 442 | |
| 2 | 0130 | FIRE PLACE | 0 | 0 | 0 | 0 | UT | 1,300.00 | 1,300.00 | 100 | 2006 | 2006 | 3 | 66 | 858 | |
| 3 | 0700 | PORT BLDG | 0 | 0 | 8 | 10 | SF | 8.00 | 8.00 | 100 | 1990 | 1990 | 3 | 47 | 301 | |
| 4 | 0955 | PRIVACY FE | 0 | 0 | 0 | 0 | LF | 15.00 | 15.00 | 100 | 2009 | 2009 | 3 | 55 | 2,343 | |
| 5 | 0210 | CONCRETE D | 0 | 0 | 20 | 10 | SF | 6.00 | 6.00 | 100 | 1990 | 1990 | 3 | 20 | 240 | |
| 6 | 0211 | CONCRETE W | 0 | 0 | 51 | 2 | SF | 6.00 | 6.00 | 100 | 1990 | 1990 | 3 | 20 | 122 | |
| 7 | 0211 | CONCRETE W | 0 | 0 | 45 | 3 | SF | 6.00 | 6.00 | 100 | 1990 | 1990 | 3 | 20 | 162 | |
| 8 | 0211 | CONCRETE W | 0 | 0 | 36 | 3 | SF | 6.00 | 6.00 | 100 | 1990 | 1990 | 3 | 20 | 130 | |
| 9 | 0210 | CONCRETE D | 0 | 0 | 24 | 11 | SF | 6.00 | 6.00 | 100 | 1990 | 1990 | 3 | 20 | 317 | |
| 10 | 0935 | OPEN SHED | 0 | 0 | 10 | 20 | SF | 6.00 | 6.00 | 100 | 2009 | 2009 | 3 | 39 | 468 | |

| TOTAL OB/XF | | | | | | | | | | | | | |
|-------------|------------|------|-----------|------------|------|--|--|--|--|--|--|--|--|
| 5,383 | | | | | | | | | | | | | |
| BLD DATE | 06/03/2021 | LRFR | LGL DATE | 06/03/2021 | LRFR | | | | | | | | |
| XF DATE | 06/03/2021 | LRFR | LAND DATE | 06/03/2021 | LRFR | | | | | | | | |
| INC DATE | | | AG DATE | | | | | | | | | | |

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

| BUILDING DIMENSIONS | | | | | | | | | | | | | |
|---|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=1993] W11 DCK=[YR=2009] N12 W18 S12 E18\$ W37 S23 E16 | | | | | | | | | | | | | |
| FOP=[YR=1993] S8 E16 N8 W16\$ E32 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 | 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 | | | 0.00 | 0.00 | 1.00 | AC | | 1.00 | 1.00 | 1.00 | 8,000.00 | 8,000.00 | 8,000 | | | | | | | | | | |

32-2S-1E P-3-4-M-70
 E 1/2 OF SE 1/4 OF NE 1/4 OF
 NW 1/4 & W 1/2 OF SE 1/4 OF

SINCLAIR ANDREW C/JONES NINA
 85 WALDEN RD
 CRAWFORDVILLE, FL 32327

2024

32-2S-01E-000-04981-004



| BUILDING CHARACTERISTICS | | | | | | MARKET ADJUSTMENTS | | | | | | | | | | WAKULLA COUNTY PROPERTY | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|--------------------------|-------------|--------------|----------------------|------------|--------|--------------------|-------|----------------|-------------|----------------|----------------|----------|--------|-----------------|------------|-------------------------|--|-----------------------------|------|---------|------|-----|----|--------|--|--|-------------------|-------------|-------------|----------|------------|--------|------------|------------|----------------|-----------|------------|-------------|----------|--------|-----------------|---------|----|-------------|-----------|-----|------|--------|----|------|------|-----|------|------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|--|
| ELEMENT | CD | CONSTRUCTION | | | | TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | VALUATION SUMMARY | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 57,787 TOTAL MARKET OB/XF VALUE 7,134 TOTAL LAND VALUE - MARKET 8,000 TOTAL MARKET VALUE 72,921 SOH/AGL Deduction 0 ASSESSED VALUE 72,921 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 72,921 TOTAL JUST VALUE 72,921 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 73,170 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | PER HX APP 2013 ON FILE. SEND AMENDED TRIM R130218- REMOVE HX, TRANSFERRED TO 12026-000 OK OWNS PROPERTY AT 351 CANAL ST/ W NO HX. HX | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | <table border="1"> <thead> <tr> <th>PERMIT NUM</th> <th>DESCRIPTION</th> <th>AMT</th> <th>ISSUED</th> </tr> </thead> <tbody> <tr><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td></tr> </tbody> </table> | | | | | | | | | | PERMIT NUM | DESCRIPTION | AMT | ISSUED | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| | | | | | | | | | | | | | | | | | SALES DATA <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1226/0586</td> <td>8/31/2021</td> <td>WD</td> <td>Q</td> <td>I</td> <td>01</td> <td>48,500</td> </tr> </tbody> </table> GRANTOR: SHYLKOFSKI AL GRANTEE: SINCLAIR ANDREW C & 0700/0448 2/28/2007 WD Q I 48,500 GRANTOR: LINTON MARY LIDDY GRANTEE: SHYLKOFSKI AL | | | | | | | | | | OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE | 1226/0586 | 8/31/2021 | WD | Q | I | 01 | 48,500 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1226/0586 | 8/31/2021 | WD | Q | I | 01 | 48,500 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | <table border="1"> <thead> <tr> <th>BLD DATE</th> <th>06/03/2021</th> <th>LRFR</th> <th>LGL DATE</th> <th>06/03/2021</th> <th>LRFR</th> </tr> <tr> <th>XF DATE</th> <th>06/03/2021</th> <th>LRFR</th> <th>LAND DATE</th> <th>06/03/2021</th> <th>LRFR</th> </tr> <tr> <th>INC DATE</th> <th></th> <th></th> <th>AG DATE</th> <th></th> <th></th> </tr> </thead> </table> | | | | | | | | | | BLD DATE | 06/03/2021 | LRFR | LGL DATE | 06/03/2021 | LRFR | XF DATE | 06/03/2021 | LRFR | LAND DATE | 06/03/2021 | LRFR | INC DATE | | | AG DATE | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| BLD DATE | 06/03/2021 | LRFR | LGL DATE | 06/03/2021 | LRFR | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| XF DATE | 06/03/2021 | LRFR | LAND DATE | 06/03/2021 | LRFR | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| INC DATE | | | AG DATE | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | <table border="1"> <thead> <tr> <th>L N</th> <th>OB/XF CODE</th> <th>DESCRIPTION</th> <th>BLD CAP</th> <th>L W</th> <th>UNITS</th> <th>UT</th> <th>Adj R</th> <th>ADJ UNIT PRICE</th> <th>ORIG COND</th> <th>YEAR ON</th> <th>YEAR ACTUAL</th> <th>Q</th> <th>% COND</th> <th>OB/XF MKT VALUE</th> <th>NOTES</th> </tr> </thead> <tbody> <tr> <td>11</td> <td>0700</td> <td>PORT BLDG</td> <td>0 0</td> <td>38 8</td> <td>304.00</td> <td>SF</td> <td>8.00</td> <td>8.00</td> <td>100</td> <td>2009</td> <td>2009</td> <td>3</td> <td>72</td> <td>1,751</td> <td></td> </tr> </tbody> </table> | | | | | | | | | | 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 | 11 | 0700 | PORT BLDG | 0 0 | 38 8 | 304.00 | SF | 8.00 | 8.00 | 100 | 2009 | 2009 | 3 | 72 | 1,751 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 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 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 11 | 0700 | PORT BLDG | 0 0 | 38 8 | 304.00 | SF | 8.00 | 8.00 | 100 | 2009 | 2009 | 3 | 72 | 1,751 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | <table border="1"> <thead> <tr> <th colspan="17">LAND DESCRIPTION</th> <th colspan="10">TOTAL OB/XF</th> </tr> <tr> <th>L N</th> <th>USE CODE</th> <th>CLS</th> <th>LAND USE DESCRIPTION</th> <th>CAP</th> <th>R D</th> <th>LOC ZONE</th> <th>FRONT</th> <th>DEPTH</th> <th>TOT LND UTS</th> <th>UNIT TYPE</th> <th>D T</th> <th>DPH FACT</th> <th>% COND</th> <th>TOT ADJ</th> <th>UNIT PRICE</th> <th>ADJ UNIT PRICE</th> <th>LAND VALUE</th> <th>OTHER ADJUSTMENTS AND NOTES</th> <th>YEAR</th> <th>DENSITY</th> <th>DECL</th> <th>FRZ</th> <th>YR</th> <th>CONSRV</th> </tr> </thead> <tbody> <tr> <td colspan="25"> </td> </tr> </tbody> </table> | | | | | | | | | | 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 | | | | | | | | | | | | | | | | | | | | | | | | | |
| 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 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
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| | | | | | | | | | | | | | | | | | REVIEW DATE 06/03/2021 BY LRFR Total Acres: 1.00 Total Land Value: 8,000 Market: 0 Agricultural: 0 Common: 8,000 PRINTED 06/17/2026 BY SYS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |