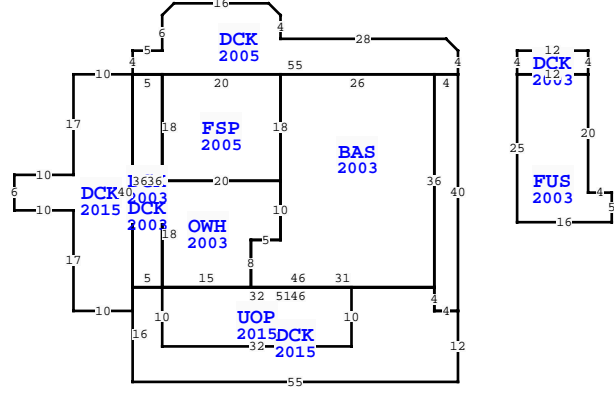




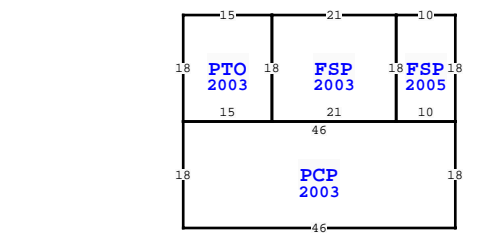
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	05	PILE CONCR 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 90
Exterior Wall	12	CEDAR/CYPR 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 50
Interior Floo	14	CARPET 50
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 100
Bedrooms		3 100
Bathrooms		3 100
Story Height		0 100
Stories	1.5	1.5 100
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	2,514	138.0000	131.10	329,585	2003	2003	0	0	0 20.00	80.00	

1 SINGLE FAM 100% - 2004 Heated Area: 1616 HX Base Yr 2004



Quality		03 AVERAGE			
DOR CODE		0100 SINGLE FAMILY			
MAP NUM		1	MKT AREA 09		
NEIGHBORHOOD/LOC		90.00 1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	976	100	2003	976	102,363
DCK	48	10	2003	5	525
DCK	180	10	2003	18	1,888
DCK	340	10	2003	34	3,566
DCK	434	10	2005	43	4,510
DCK	460	10	2015	46	4,825
DCK	864	10	2015	86	9,020
FSP	378	55	2003	208	21,815
FSP	180	55	2005	99	10,383
FSP	360	55	2005	198	20,766
<b>TOTALS</b>	<b>6,278</b>			<b>2,514</b>	<b>263,668</b>



\*\* This building has 15 Sub-Areas  
589 OLD MAGNOLIA RD, CRAWFORDVILLE

BLD DATE	02/08/2017	FRSR	LGL DATE	
XF DATE	02/08/2017	FRSR	LAND DATE	02/08/2017
INC DATE			AG DATE	

WAKULLA COUNTY PROPERTY PAGE 1 of 2 3

VALUATION BY		STANDARD
Tax Group: 3		Tax Dist:
BUILDING MARKET VALUE		263,668
TOTAL MARKET OB/XF VALUE		6,920
TOTAL LAND VALUE - MARKET		75,000
TOTAL MARKET VALUE		345,588
SOH/AGL Deduction		112,395
ASSESSED VALUE		233,193
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		183,193
TOTAL JUST VALUE		345,588
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		334,115

5YR CK NC JS  
LN 1, PU XFOB LN 7-11  
5 YR PRCL CH, PU CORR TRAV, CHG DIMENS XFOB  
5 YR PRCL CH, CHG FCP TP PCP IN TRAV

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000850	ELECT TO SHED		09/13/2024
29240	ADDITION	0	07/15/2002
28505	SFD	0	01/02/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0401/0891	3/08/2001	WD Q	Q	V		112,000

GRANTOR: LAING ROBERT R & NANC  
GRANTEE: FAIN JO SIGRID

BUILDING NOTES

BUILDING DIMENSIONS

DCK=[YR=2005] N4 U2 L2 W28 N4 U2 L2 W16 L2 D2 S6 W5 S4  
E55\$ DCK=[YR=2003] W4 S36 W46 N36 FSP=[YR=2005] S18 E20  
OWH=[YR=2003] W20 S18 E15 N8 E5 N10\$ BAS=[YR=2003] S10 W5 S8  
E31 N36 W26 S18\$ N18 W20 \$ DCK=[YR=2003] S36 W5 N36 E5\$ W5  
DCK=[YR=2015] W10 S17 W10 S6 E10 S17 E10 N40\$ S36  
DCK=[YR=2015] S16 E55 PTR=S10 W4 FSP=[YR=2005] W10 S18  
FSP=[YR=2003] N18 W21 S18 PTO=[YR=2003] N18 W15 S18  
PCP=[YR=2003] S18 E46 N18 W46\$ E15\$ E21\$ E10 N18\$ E4 N10\$ N12  
W4 N4 W51\$ E5 UOP=[YR=2015] S10 E32 N10 W32\$ E46 S4 E4 N40\$  
PTR=E10 FUS=[YR=2003] S25 E16 N5 W4 N20 DCK=[YR=2003] N4 W12  
S4 E12\$ W12\$ W10\$.

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	0960	SCREEN ROO	0	100	23	16	368.00	SF	21.00	21.00	100	1992	1992	3	49	3,787	
2	0375	WOOD WALK	0	100	5	20	100.00	SF	15.00	15.00	100	2002	2002	3	20	300	
3	0375	WOOD WALK	0	100	3	10	30.00	SF	15.00	15.00	100	2002	2002	3	20	90	
4	0350	BOATDOCK A	0	100	12	8	96.00	SF	26.40	26.40	100	2006	2006	GD	27	684	
5	0060	DECK WOOD	0	100	8	6	48.00	SF	5.00	5.00	100	2006	2006	3	30	72	
6	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	2003	2003	3	60	780	
7	0060	DECK WOOD	0	0	0	0	141.00	SF	5.00	5.00	100	2011	2011	3	65	458	
8	0940	OPEN SHED	0	0	6	20	120.00	SF	4.00	4.00	100	2011	2011	3	47	226	
9	0060	DECK WOOD	0	0	7	7	49.00	SF	5.00	5.00	100	2011	2011	3	65	159	
10	0060	DECK WOOD	0	0	4	4	16.00	SF	5.00	5.00	100	2011	2011	3	65	52	

LAND DESCRIPTION		TOTAL OB/XF												
		6,608												

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000132	C	SFR RIVER	100		RR1	151.00	1000.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							



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									
																				<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 263,668 <b>TOTAL MARKET OB/XF VALUE</b> 6,920 <b>TOTAL LAND VALUE - MARKET</b> 75,000 <b>TOTAL MARKET VALUE</b> 345,588 <b>SOH/AGL Deduction</b> 112,395 <b>ASSESSED VALUE</b> 233,193 <b>TOTAL EXEMPTION VALUE</b> HX HB 50,000 <b>BASE TAXABLE VALUE</b> 183,193 <b>TOTAL JUST VALUE</b> 345,588 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 334,115											
																				LN 4-6, DEL XFOB LN 7-9 PU NEW TRAV, PU CODE FOR XFOB LN 1, PU XFOB 5 YR PRCL CH, PU FNDN & FRME, CHG EXW & BATH LAND VAL CHG PER DOR STUDY											
																				<b>PERMIT NUM</b> <b>DESCRIPTION</b> <b>AMT</b> <b>ISSUED</b>											
																				<b>SALES DATA</b> OFF RECORD      TYPE      Q      V      RSN      SALE Number      DATE      INST      U      I      CD      PRICE 0401/0891      3/08/2001      WD      Q      V           112,000 GRANTOR: LAING ROBERT R & NANC GRANTEE: FAIN JO SIGRID											
																				<b>BUILDING NOTES</b>											
																				<b>BUILDING DIMENSIONS</b>											
<b>TOTALS</b> <b>EXTRA FEATURES</b>										BLD DATE 02/08/2017      FRSR      LGL DATE XF DATE 02/08/2017      FRSR      LAND DATE 02/08/2017      FRSR INC DATE      AG DATE																					
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	0060	DECK WOOD	0	0	12	8			5.00	100	2011	2011	3	65	312																
																	<b>LAND DESCRIPTION</b> <b>TOTAL OB/XF</b> 312														
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							
<b>REVIEW DATE</b> 04/14/2022 <b>BY</b> JSLW      Total Acres: 3.47      Total Land Value: 75,000      Market: 0      Agricultural: 0      Common: 75,000 <b>PRINTED 04/08/2026 BY SYS</b>																															