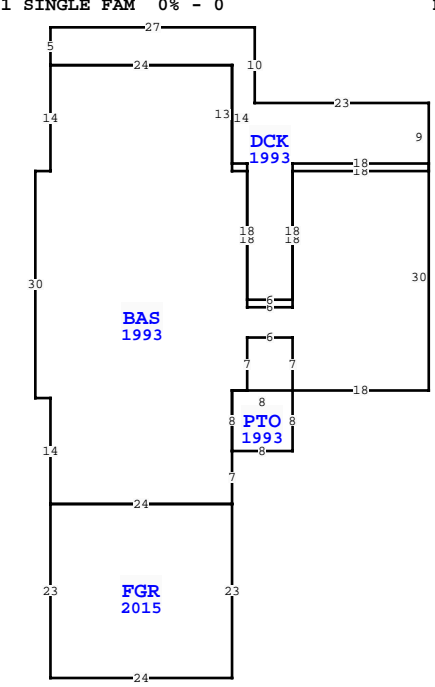




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	08	WD ON PLY	80
Exterior Wall	21	STONE	20
Roof Structur	03	GABLE/HIP	100
Roof Cover	13	GALVALUM	100
Interior Wall	04	PLYWOOD	50
Interior Wall	06	CUST PANEL	50
Interior Floor	09	PINE WOOD	50
Interior Floor	14	CARPET	50
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		3	100
Bathrooms		2	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	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,082	100	1993
DCK	492	10	1993
FGR	552	50	2015
PTO	64	5	1993
TOTALS	3,190		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,410	111.5000	105.92	255,267	1945	1964	0	0	59.00	41.00		
1 SINGLE FAM 0% - 0 Heated Area: 2082 HX Base Yr													



WAKULLA COUNTY PROPERTY				PAGE 1 of 2	3	
VALUATION SUMMARY						
VALUATION BY	STANDARD					
Tax Group: 3	Tax Dist:					
BUILDING MARKET VALUE	112,220					
TOTAL MARKET OB/XF VALUE	2,382					
TOTAL LAND VALUE - MARKET	65,000					
TOTAL MARKET VALUE	179,602					
SOH/AGL Deduction	0					
ASSESSED VALUE	179,602					
TOTAL EXEMPTION VALUE	0					
BASE TAXABLE VALUE	179,602					
TOTAL JUST VALUE	179,602					
NCON VALUE	0					
INCOME VALUE	0					
PREVIOUS YEAR MKT VALUE	182,148					
VERIFIED 5YR CH; CORRECTED SF ON LINE 7						
5 YR PRCL CH						
5 YR PRCL CH, PU FNDN & FRME, CHG EXW						
0300 HOUSE ON PILING						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
2008283	REROOF	0	03/28/2003			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0968/0664	4/28/2015	QC	U	I	11	100
GRANTOR: PJS HOLDING LLC						
GRANTEE: PJS HOLDING, LLC						
0662/0172	5/12/2006	WD	Q	I	03	500,000
GRANTOR: MUSSER FRANCES F.						
GRANTEE: PSJ HOLDINGS, LLC						
BUILDING NOTES						
BUILDING DIMENSIONS						
DCK=[YR=1993] W23 N10 W27 S5 E24 BAS=[YR=1993] W24 S14 W2 S30 E2 S14 FGR=[YR=2015] S23 E24 N23 W24\$ E24 N7 PTO=[YR=1993] E8 N8 W8 S8\$ N8 E2 N7 E6 S7 E18 N30 W18 S18 W6 N18 W2 N13\$ S14 E2 S18 E6 N18 E18 N9\$.						

EXTRA FEATURES														24 MANATEE WAY, CRAWFORDVILLE			
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	0770	PUMP HOUSE	0	0	5	5	25.00	SF	5.00	5.00	100	1988	1988	3	0		0
2	0630	METAL UTL	0	0	8	12	96.00	SF	8.00	8.00	100	1988	1988	3	20		154
3	0940	OPEN SHED	0	0	10	14	140.00	SF	4.00	4.00	100	1988	1988	3	20		112
4	0850	SEAWALL CO	0	0	0	0	47.00	LF	42.00	42.00	100	1989	1989	3	20		395
5	0100	6" CHAINLI	0	0	0	0	68.00	LF	19.00	19.00	100	1989	1989	3	20		258
6	0210	CONCRETE D	0	0	2	23	46.00	SF	6.00	6.00	100	1988	1988	3	20		55
7	0700	PORT BLDG	0	0	20	10	200.00	SF	8.00	8.00	100	2017	2017	3	88		1,408
TOTAL OB/XF																2,382	

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	000130	C	SFR WATER	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB 100	
Frame	02	WOOD FRAME 100	
Exterior Wall	08	WD ON PLY 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	13	GALVALUM 100	
Interior Wall	01	MINIMUM 100	
Interior Floo	03	CONC FINSH 100	
Heating Type	01	NONE 100	
Air Condition	02	WINDOW 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	000		1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
FDG	783	60	1988
PTO	6	5	1988
TOTALS	789		

MARKET ADJUSTMENTS																														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																			
2	SFR	UFGR	0%	-	0																									
				Heated Area: 0					HX Base Yr																					
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>10/18/2021</th> <th>JSJS</th> <th>LGL DATE</th> <th>10/18/2021</th> <th>JSJS</th> </tr> <tr> <th>XF DATE</th> <th>10/18/2021</th> <th>JSJS</th> <th>LAND DATE</th> <th>10/18/2021</th> <th>JSJS</th> </tr> <tr> <th>INC DATE</th> <th></th> <th></th> <th>AG DATE</th> <th></th> <th></th> </tr> </thead> </table>													BLD DATE	10/18/2021	JSJS	LGL DATE	10/18/2021	JSJS	XF DATE	10/18/2021	JSJS	LAND DATE	10/18/2021	JSJS	INC DATE			AG DATE		
BLD DATE	10/18/2021	JSJS	LGL DATE	10/18/2021	JSJS																									
XF DATE	10/18/2021	JSJS	LAND DATE	10/18/2021	JSJS																									
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				112,220		
TOTAL MARKET OB/XF VALUE				2,382		
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TOTAL MARKET VALUE				179,602		
SOH/AGL Deduction				0		
ASSESSED VALUE				179,602		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				179,602		
TOTAL JUST VALUE				179,602		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				182,148		
MOD METAL, PU XFOB LN 4 & 5, CHG BUSE TO						
CHG FOP TP DCK, CHG FGR TO FCP, CHG RCVR TO						
5 YR PRCL CH, CHG EXW TO 20% STONE/80% AVG						
PRMT 2008283, REROOF-METAL						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0968/0664	4/28/2015	QC	U	I	11	100
GRANTOR: PJS HOLDING LLC						
GRANTEE: PJS HOLDING, LLC						
0662/0172	5/12/2006	WD	Q	I	03	500,000
GRANTOR: MUSSER FRANCES F.						
GRANTEE: PSJ HOLDINGS, LLC						
BUILDING NOTES						
BUILDING DIMENSIONS						
FDG=[YR=1988] W27 S21 PTO=[YR=1988] W2 S3 E2 N3 S8 E27 N29 S.						

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
24 MANATEE WAY, CRAWFORDVILLE																
TOTAL OB/XF 0																

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	