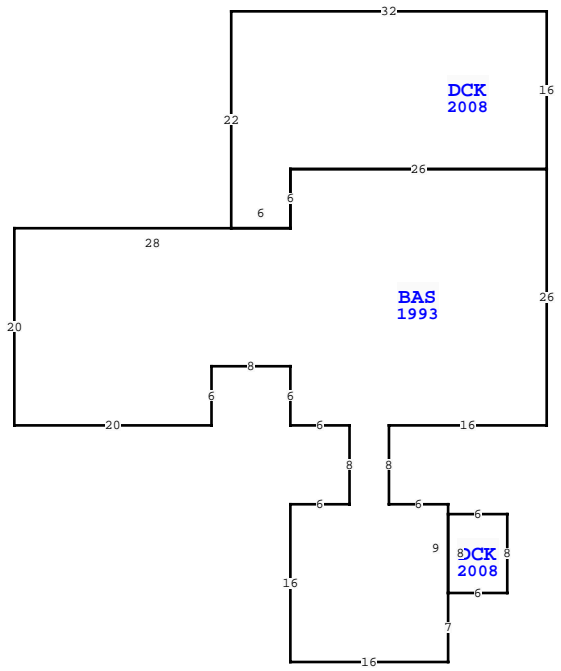


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
08	WD ON PLY 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
04	PLYWOOD 100				
11	CLAY TILE 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
08	FAIR				
0100	SINGLE FAMILY				
1	MKT AREA	12			
NEIGHBORHOOD/LOC		82.00	1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,476	100	1993	1,476	74,480
DCK	48	10	2008	5	252
DCK	548	10	2008	55	2,775
TOTALS	2,072			1,536	77,508

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,536	102.1500	97.04	149,053	1975	1975	0	0	48.00	52.00
1 SINGLE FAM 100% - 1998 Heated Area: 1476 HX Base Yr 1998											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 2	
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		90,843	
TOTAL MARKET OB/XF VALUE		4,498	
TOTAL LAND VALUE - MARKET		38,000	
TOTAL MARKET VALUE		133,341	
SOH/AGL Deduction		25,079	
ASSESSED VALUE		108,262	
TOTAL EXEMPTION VALUE		HX HB WX 55,000	
BASE TAXABLE VALUE		53,262	
TOTAL JUST VALUE		133,341	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		132,293	
FIXED OWNERS NAME TO BE IN LINE WITH DEEDS			
5YR CK JS DEMO XFOB PU XFOB X2			
5 YR PRCL CH, N/C			
HX APP FOR 2014 TO ADD SPOUSE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB24-000099	HVAC CHANGE OUT-C		02/22/2024
OBN21-00021	GENERATOR-CC	0	01/18/2022
20001109	DECK	0	12/01/2020
16000293	RE-ROOF-CO	0	03/30/2016
2013100	CARPORT-CO	0	02/19/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1223/0603	8/11/2021	WD	U	I	11	100
GRANTOR: MELTON KAREN E FKA HA						
GRANTEE: MELTON KAREN E REVO						
0310/0887	10/15/1997	WD	Q	I		72,000
GRANTOR: HARRELL KAREN ELIZABE						
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	0140	FIRE PLACE	0	100	0	0	1.00	UT	1,900.00	100	1980	1980	3	20	380	
2	0620	WOOD UTL B	0	100	12	16	192.00	SF	6.00	100	1980	1980	3	20	230	
3	0210	CONCRETE D	0	100	20	30	600.00	SF	6.00	100	2013	2013	3	57	2,052	
4	0210	CONCRETE D	0	100	1	12	12.00	SF	6.00	100	2013	2013	3	57	41	
5	0210	CONCRETE D	0	100	1	12	12.00	SF	6.00	100	2013	2013	3	57	41	
6	0211	CONCRETE W	0	100	38	4	152.00	SF	6.00	100	2019	2019	3	85	775	
7	0211	CONCRETE W	0	100	48	4	192.00	SF	6.00	100	2019	2019	3	85	979	
TOTALS															4,498	

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			200.00	168.00	1.00	LT		1.00	1.00	1.00	38,000.00	38,000.00	38,000							

