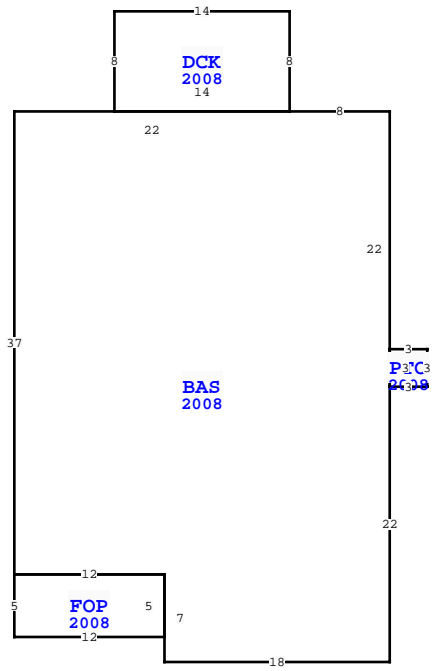




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
14	CARPET 80				
07	VYL PLANK 20				
04	AIR DUCTED 100				
03	CENTRAL 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
4	MKT AREA	10			
9.00	1.25/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,236	100	2008	1,236	142,595
DCK	112	10	2008	11	1,269
FOP	60	30	2008	18	2,077
PTO	9	5	2008	0	0
TOTALS	1,417			1,265	145,941

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,265	110.4000	131.10	165,842	2008	2011	0	0	12.00	88.00
1 SINGLE FAM 100% - 2023 Heated Area: 1236 HX Base Yr 2023											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			145,941
TOTAL MARKET OB/XF VALUE			2,624
TOTAL LAND VALUE - MARKET			8,000
TOTAL MARKET VALUE			156,565
SOH/AGL Deduction			9,474
ASSESSED VALUE			147,091
TOTAL EXEMPTION VALUE	HX HB VX		55,000
BASE TAXABLE VALUE			92,091
TOTAL JUST VALUE			156,565
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			142,807

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2008186	SFD-CO	0	02/29/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1281/0264	8/25/2022	WD Q	Q	I	01	189,900
GRANTOR: EDDLEMAN AUBREY ANN B						
GRANTEE: WRIGHT DONALD & SHA						
1197/0305	3/03/2021	WD Q	Q	I	01	145,000
GRANTOR: MONNIN JULIE & CLINTO						
GRANTEE: EDDLEMAN AUBREY ANN						

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	0210	CONCRETE D	0 100	22	20	440.00	SF	6.00	6.00	100	2008	2008	3	34	898	
2	0211	CONCRETE W	0 100	4	12	48.00	SF	6.00	6.00	100	2008	2008	3	34	98	
3	0625	PORT WD UT	0 100	10	10	100.00	SF	6.00	6.00	100	2009	2009	3	39	234	
4	0955	PRIVACY FE	0 100	0	0	169.00	LF	15.00	15.00	100	2009	2009	3	55	1,394	

BUILDING NOTES			
BLD DATE 09/03/2019 RTLW LGL DATE 03/07/2009 JBC			
XF DATE 09/03/2019 RTLW LAND DATE			
INC DATE AG DATE			

BUILDING DIMENSIONS			
BAS=[YR=2008] W8 DCK=[YR=2008] N8 W14 S8 E14\$ W22 S37			
FOP=[YR=2008] S5 E12 N5 W12\$ E12 S7 E18 N22 PTO=[YR=2008] E3 N3 W3 S3\$ N22\$.			

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			50.00	100.00	1.00	LT		1.00	1.00	1.00	8,000.00	8,000.00	8,000							