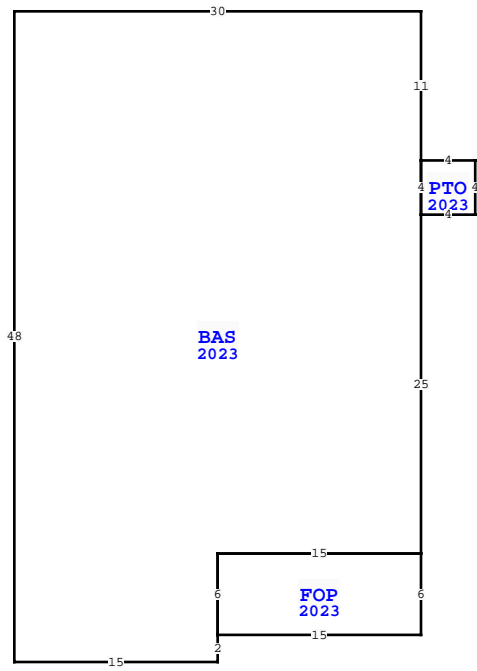


ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR SLAB 100		
Frame	02		WOOD FRAME 100		
Exterior Wall	30		VINYL 100		
Roof Structur	03		GABLE/HIP 100		
Roof Cover	03		COMP SHNGL 100		
Interior Wall	05		DRYWALL 100		
Interior Floop	10		LAMINATED 90		
Interior Floop	11		CLAY TILE 10		
Ceiling	08		8 FT 100		
Heating Type	13		HEAT PUMP 100		
Air Condition	13		HEAT PUMP 100		
Bedrooms			3 100		
Bathrooms			2 100		
Stories	1.		1. 100		
Units			0 100		
Condition Adj	12		AVERAGE 100		
Quality	03		AVERAGE		
DOR CODE	0100		SINGLE FAMILY		
MAP NUM	4		MKT AREA 10		
NEIGHBORHOOD/LOC	12.00		1.20/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,320	100	2023	1,320	166,729
FOP	90	30	2023	27	3,410
PTO	16	5	2023	1	126
TOTALS	1,426			1,348	170,266

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,348	110.8000	126.31	170,266	2023	2023	0	0	0.00	100.00		
2 SINGLE FAM 0% - 2024 Heated Area: 1320 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		170,266	
TOTAL MARKET OB/XF VALUE		2,592	
TOTAL LAND VALUE - MARKET		13,600	
TOTAL MARKET VALUE		186,458	
SOH/AGL Deduction		0	
ASSESSED VALUE		186,458	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		186,458	
TOTAL JUST VALUE		186,458	
NCON VALUE		172,858	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		10,000	
FR PU NCON & XFOBS 12-21-2023			
FLYNN PU ON 12/21/23, GAVE TO FRONT TO KEY			
S/O LOT 6 TO NEW PRCL 09552-001			
PRCL S/O REQUEST TIDEWATER 8505673989			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
PR23-000053	SFD-CO		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1345/0502	1/25/2024	WD Q	Q	I	01	219,900
GRANTOR: PAFFORD PROPERTIES &						
GRANTEE: SAI BALVANVS VENTUR						
1313/0296	5/17/2023	WD Q	Q	V	05	90,000
GRANTOR: TIDEWATER INVESTMENTS						
GRANTEE: PAFFORD PROPERTIES						

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	
6	0210	CONCRETE D	0	0	20	20		400.00	SF	6.00	100	2024	2023	AV	100	2,400
7	0211	CONCRETE W	0	0	8	4		32.00	SF	6.00	100	2024	2023	AV	100	192

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
01/24/2008	FRFS	03/09/2008	JBHC

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS=[YR=2023;ORIG=40,10] E30 S11 S4 S25 W15 S6 S2 W15 N48 \$													
FOP=[YR=2023;ORIG=55,50] E15 S6 W15 N6 \$													
PTO=[YR=2023;ORIG=70,21] E4 S4 W4 N4 \$													

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			50.00	100.00	1.00	LT		1.00	1.00	1.00	13,600.00	13,600.00	13,600							