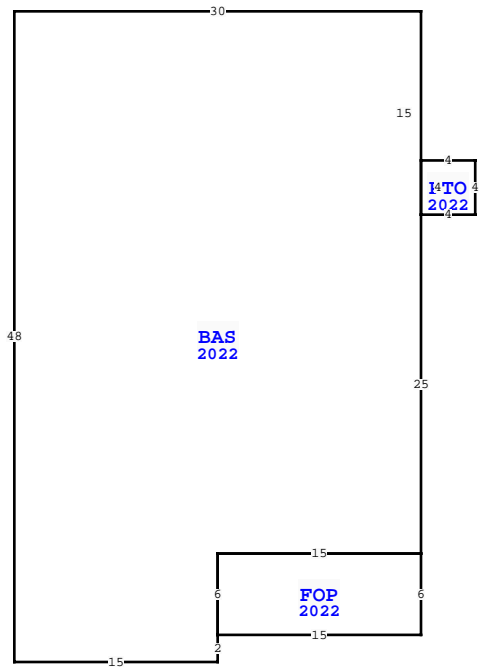




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	30	VINYL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	07	VYL PLANK	80
Interior Floo	14	CARPET	20
Heating Type	04	AIR DUCTED	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	4	MKT AREA	10
NEIGHBORHOOD/LOC	12.00	1.20/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,320	100	2022
FOP	90	30	2022
PTO	16	5	2022
TOTALS	1,426		

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	108.6000	123.80	166,882	2022	2022	0	0	1.00	99.00	
1 SINGLE FAM 0% - 2023 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			165,213
TOTAL MARKET OB/XF VALUE			2,491
TOTAL LAND VALUE - MARKET			13,600
TOTAL MARKET VALUE			181,304
SOH/AGL Deduction			884
ASSESSED VALUE			180,420
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			180,420
TOTAL JUST VALUE			181,304
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			164,018
FR NEW CONSTRUCTION + PU XFOB 0210 & 0211			
COA PER NCOA REPORT			
5 YR PRCL CH, N/C			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000102	SFD-CO	0	11/17/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1296/0302	12/30/2022	WD	Q	I	01	204,900
GRANTOR: PAFFORD PROPERTIES &						
GRANTEE: PINECREST DOUGLAS L						
0817/0483	2/09/2010	WD	Q	V	05	20,000
GRANTOR: MILLS ERIC & DARLENE						
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
1	0210	CONCRETE D	0	0	20	20		400.00	SF	6.00	6.00	100
2	0211	CONCRETE W	0	0	7	4		28.00	SF	6.00	6.00	100

BLD DATE		11/18/2022	FRAK	LGL DATE	03/09/2008	JBHC
XF DATE				LAND DATE		
INC DATE				AG DATE		

BUILDING NOTES												
BUILDING DIMENSIONS												
BAS=[YR=2022] W30 S48 E15 N2 FOP=[YR=2022] E15 N6 W15 S6\$ N6 E15 N25 PTO=[YR=2022] E4 N4 W4 S4\$ N15\$ .												

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	13,600.00	13,600.00	13,600								