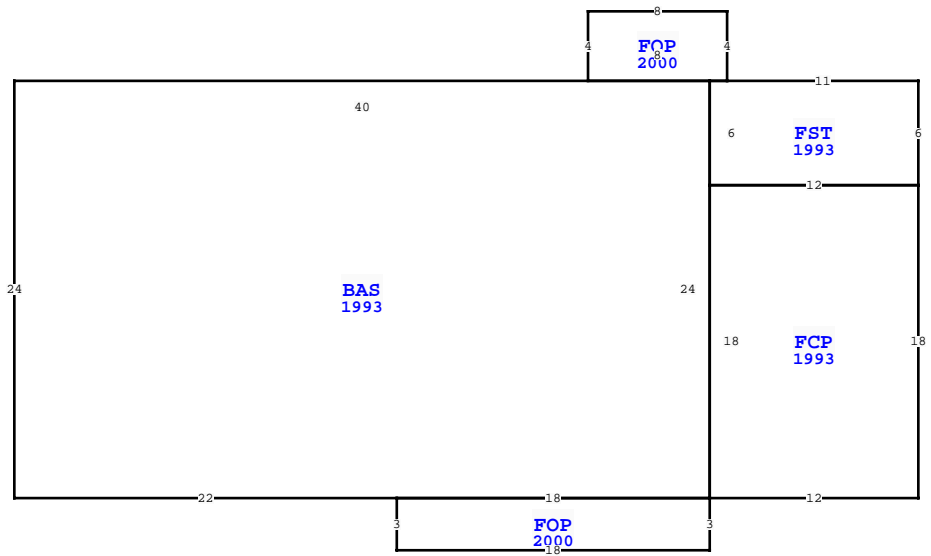




ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	08	WD ON	PLY	80	
Exterior Wall	19	COMMON	BRK	20	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floo	07	VYL	PLANK	50	
Interior Floo	11	CLAY	TILE	50	
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	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	960	100	1993	960	112,735
FCP	216	25	1993	54	6,341
FOP	32	30	2000	10	1,175
FOP	54	30	2000	16	1,879
FST	72	55	1993	40	4,697
TOTALS	1,334			1,080	126,827

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100% - 2022			145,778	1979	2010	0	0	13.00	87.00	Heated Area: 960 HX Base Yr 2022	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			126,827
TOTAL MARKET OB/XF VALUE			2,025
TOTAL LAND VALUE - MARKET			27,200
TOTAL MARKET VALUE			156,052
SOH/AGL Deduction			34,114
ASSESSED VALUE			121,938
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			71,938
TOTAL JUST VALUE			156,052
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			139,665
5 YR PRCL CH, PU XFOB LN 5			
ADD HX FOR 2019-LANE			
LN 1, CHG LF XFOB LN 2, PU XFOB LN 3			
5 YR PRCL CH, PU FNDN & FRME, CHG CODE XFOB			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000424	MECHANICAL	0	09/22/2020
19000963	CARPORT-CO	0	07/03/2019
19000206	REROOF-CO	0	04/04/2019
18000167	WINDOW RPLC-CO	0	04/30/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1200/0043	3/26/2021	WD	Q	I	01	138,000
GRANTOR: LANE THOMAS A						
GRANTEE: MCGLYNN RACHEL & BR						
1069/0294	4/11/2018	WD	Q	I	01	72,000
GRANTOR: CARTER CLYDE K SR						
GRANTEE: LANE THOMAS A						

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	0	0	264.00	SF	6.00	6.00	100	1981	1981	3	20	317	
2	0955	PRIVACY FE	0	100	0	0	64.00	LF	15.00	15.00	100	2004	2004	3	10	96	
3	0700	PORT BLDG	0	100	6	8	48.00	SF	8.00	8.00	100	2004	2004	3	62	238	
4	0080	4' CHAINLI	0	100	0	0	80.00	LF	13.00	13.00	100	2008	2008	3	34	354	
5	0055	PORTABLE C	0	100	20	20	400.00	SF	3.00	3.00	100	2019	2019	3	85	1,020	

TOTAL OB/XF													
2,025													

BUILDING NOTES													
FST=[YR=1993] W11 FOP=[YR=2000] N4 W8 S4 E8\$ W1													
BAS=[YR=1993] W40 S24 E22 FOP=[YR=2000] S3 E18 N3 W18\$ E18													
N24\$ S6 FCP=[YR=1993] S18 E12 N18 W12\$ E12 N6\$.													

LAND DESCRIPTION																								
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	2.00	LT		1.00	1.00	1.00	13,600.00	13,600.00	27,200							