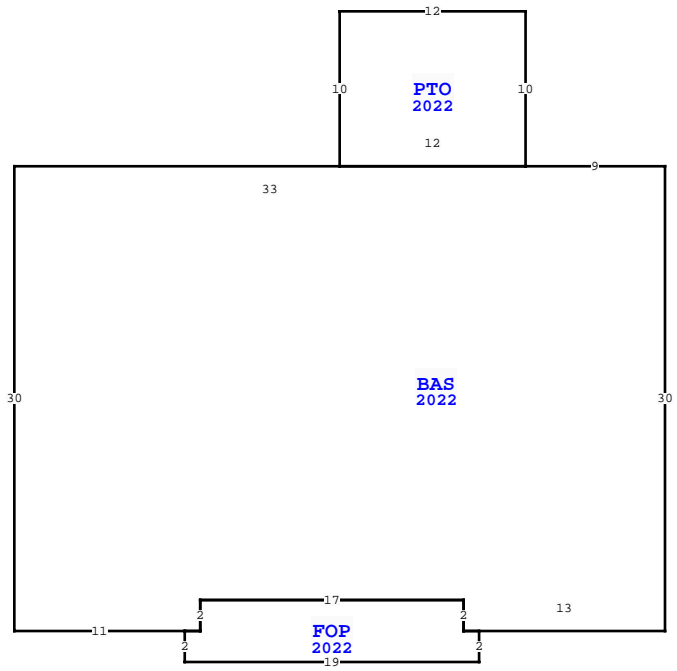




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	05	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	07	VYL PLANK	70
Interior Floo	14	CARPET	30
Heating Type	04	AIR 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	1,226	100	2022
FOP	72	30	2022
PTO	120	5	2022
TOTALS	1,418		

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%	- 2023									
				Heated Area: 1226				HX Base Yr 2023				



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			162,618
TOTAL MARKET OB/XF VALUE			2,433
TOTAL LAND VALUE - MARKET			27,200
TOTAL MARKET VALUE			192,251
SOH/AGL Deduction			15,534
ASSESSED VALUE			176,717
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			126,717
TOTAL JUST VALUE			192,251
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			171,570
FR PRMT CK, PU XFOB. CC 07/2022			
FR PU SFD & XFOB 0210, 0211			
COMB PRCL 09635-012 (LOT 12)			
OR 1251 P 429 UNITY OF TITLE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000696	SHED-CC	0	07/11/2022
22000144	SFD-CO	0	02/16/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1271/0056	6/22/2022	WD Q	Q	V	01	224,000
GRANTOR: PRECISION HOME BUILDE						
GRANTEE: BROWN MICAH DAWN &						
1252/0290	2/09/2022	CD U	V	V	11	100
GRANTOR: JGS INVESTMENT PROPER						
GRANTEE: PRECISION HOME BUIL						

EXTRA FEATURES		TOTALS	
L N	OB/XF CODE	DESCRIPTION	ADJ R
1	0210	CONCRETE D	6.00
2	0211	CONCRETE W	6.00
3	0625	PORT WD UT	0.00
TOTALS		1,418	1,254

BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
			03/09/2008		

BUILDING NOTES	

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			100.00	100.00	2.00	LT		1.00	1.00	1.00	13,600.00	13,600.00	27,200								

BUILDING DIMENSIONS	
BAS=[YR=2022] W9 PTO=[YR=2022] N10 W12 S10 E12\$ W33 S30 E11	
FOP=[YR=2022] S2 E19 N2 W1 N2 W17 S2 W1\$ E1 N2 E17 S2 E13	
N30\$.	