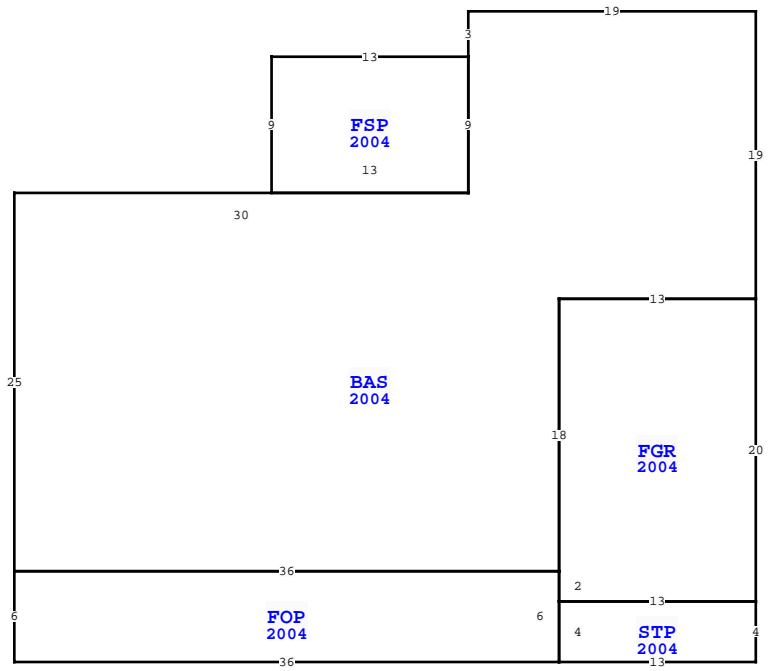


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
08	SHT VINYL 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
08	FAIR				
0100	SINGLE FAMILY				
4	MKT AREA	10			
12.00		1.20/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,219	100	2004	1,219	110,420
FGR	260	50	2004	130	11,776
FOP	216	30	2004	65	5,888
FSP	117	55	2004	64	5,797
STP	52	10	2004	5	453
TOTALS	1,864			1,483	134,334

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%	- 2024								
			Heated Area: 1219			HX Base Yr 2024					



WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		134,334		
TOTAL MARKET OB/XF VALUE		1,846		
TOTAL LAND VALUE - MARKET		27,200		
TOTAL MARKET VALUE		163,380		
SOH/AGL Deduction		0		
ASSESSED VALUE		163,380		
TOTAL EXEMPTION VALUE		HX HB 50,000		
BASE TAXABLE VALUE		113,380		
TOTAL JUST VALUE		163,380		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		146,292		
2022 QNR RTND TO BE REVIEWED BY ROBBIE				
MICHAEL OCHAT MARRIAGE CERT OR 1228 P 878				
5 YR PRCL CK, N/C				
MICHAEL, ALL REPAIRS COMPLETE IN 2018				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
B24-000769	HVAC CHANGE OUT		08/14/2024	
19000044	REROOF	0	01/23/2019	
31741	SFR	0	04/28/2004	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / U / I / RSN CD	SALE PRICE
0808/0001	10/08/2009	WD Q	I 01	117,900
GRANTOR: COXE CHRISTOPHER M &				
GRANTEE: OCHAT MICHAEL W				
0556/0035	9/03/2004	WD Q	I	106,920
GRANTOR: HARBIN				
GRANTEE: COXE				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2004] W19 S3 FSP=[YR=2004] W13 S9 E13 N9\$ S9 W30 S25				
FOP=[YR=2004] S6 E36 N6 W36\$ E36 FGR=[YR=2004] S2				
STP=[YR=2004] S4 E13 N4 W13\$ E13 N20 W13 S18\$ N18 E13 N19\$.				

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	30	11	330.00	SF	6.00	6.00	100	2004	2004	3	23	455	
2	0211	CONCRETE W	0 100	19	3	57.00	SF	6.00	6.00	100	2004	2004	3	23	79	
3	0700	PORT BLDG	0 100	10	20	200.00	SF	8.00	8.00	100	2014	2014	3	82	1,312	

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	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	104.00	2.00	LT		1.00	1.00	1.00	13,600.00	13,600.00	27,200							