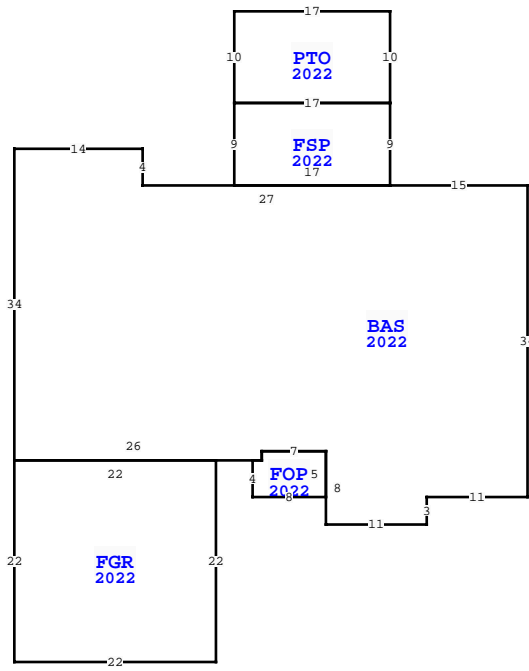




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Foundation	02	CONCR SLAB	100		
Frame	02	WOOD FRAME	100		
Exterior Wall	05	HARDIE BRD	90		
Exterior Wall	11	AVERAGE	10		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	07	VYL PLANK	50		
Interior Floo	14	CARPET	50		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		4	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	342.00	1.15/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,850	100	2022	1,850	226,905
FGR	484	50	2022	242	29,681
FOP	39	30	2022	12	1,472
FSP	153	55	2022	84	10,303
PTO	170	5	2022	8	981
TOTALS	2,696			2,196	269,341

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: 1850				HX Base Yr 2023				



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			269,341
TOTAL MARKET OB/XF VALUE			14,882
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			334,223
SOH/AGL Deduction			93,230
ASSESSED VALUE			240,993
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			190,993
TOTAL JUST VALUE			334,223
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			317,106
PORT FROM PALM BEACH CAMPBELL			
FR PU NEW SFD 0210 0211			
5 YR PRCL CK, N/C			
5 YR PRCL CK, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000197	INSTALL SHED-CC		04/02/2024
22000720	SFD-CO	0	08/01/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1295/0557	12/22/2022	WD Q	Q	I	01	384,900
GRANTOR: GOOCH CONSTRUCTION						
GRANTEE: CAMPBELL STEVEN DOU						
1270/0767	6/22/2022	WD Q	Q	V	01	70,000
GRANTOR: JASON WESSINGER CONST						
GRANTEE: GOOCH CONSTRUCTION						

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		2,380.00	SF	6.00	100	2022	2022	3	97	13,852
2	0211	CONCRETE W	0	100	59	3		177.00	SF	6.00	100	2022	2022	3	97	1,030
TOTAL OB/XF													14,882			

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				0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							