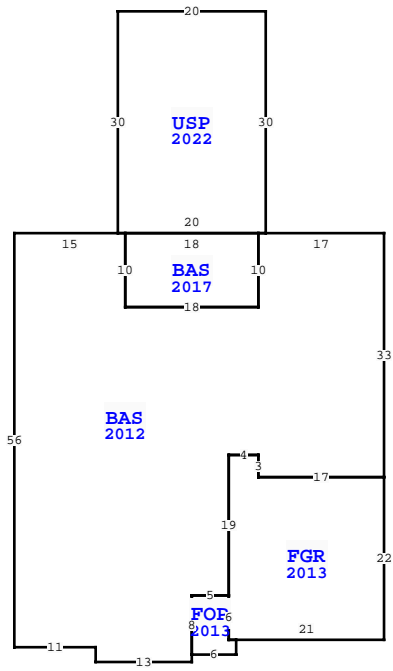




BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	05	HARDIE BRD 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	11	CLAY TILE 50			
Interior Floo	14	CARPET 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	2,116	100	2012	2,116	248,620
BAS	180	100	2017	180	21,149
FGR	474	50	2013	237	27,846
FOP	42	30	2013	13	1,527
USP	600	40	2022	240	28,199
TOTALS	3,412			2,786	327,341

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% - 2014										
Heated Area: 2296 HX Base Yr 2014												



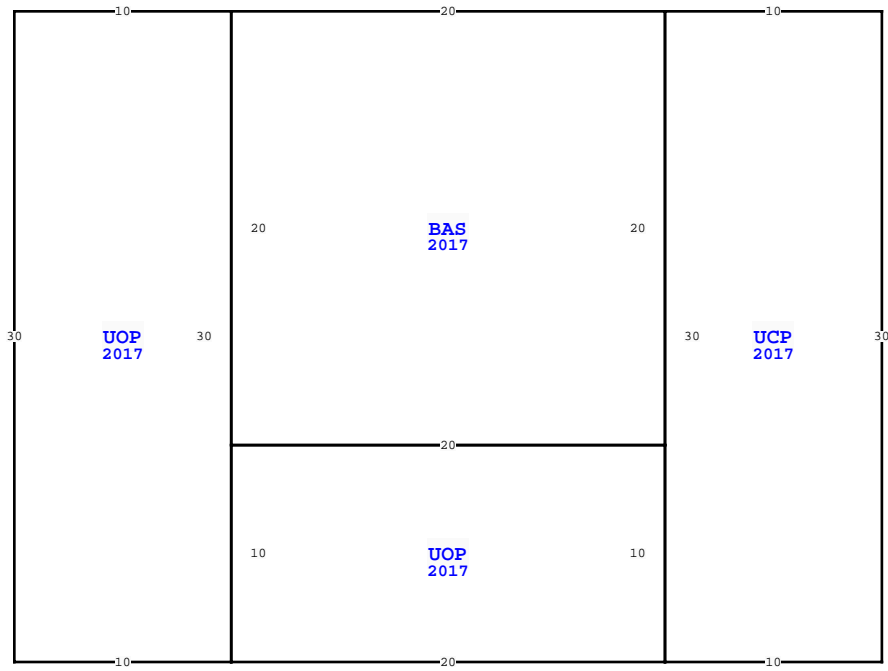
WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 2	
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		341,415		
TOTAL MARKET OB/XF VALUE		18,795		
TOTAL LAND VALUE - MARKET		50,000		
TOTAL MARKET VALUE		410,210		
SOH/AGL Deduction		49,565		
ASSESSED VALUE		360,645		
TOTAL EXEMPTION VALUE		360,645		
BASE TAXABLE VALUE		0		
TOTAL JUST VALUE		410,210		
NCON VALUE		32,461		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		356,534		
FR 5YR CK 1/3/23; DEMO/PU XFOPS; PU NEW TRAV FOR B				
2022 T&P RENEWAL RECD				
2021 T&P RENEWAL RECD				
ADD T&P DV FOR 2019- DONALDSON LEONARD				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
B24-000713	HVAC CHANGE OUT-C		07/31/2024	
2013104	SFD-CO	0	02/20/2013	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q U / V I / RSN CD	SALE PRICE
0911/0607	6/03/2013	WD Q	Q I 01	210,000
GRANTOR: PAFFORD PROPERTIES &				
GRANTEE: DONALDSON LEONARD B				
0877/0142	4/11/2012	WD U	V 12	128,000
GRANTOR: FIRST HORIZON HOME LO				
GRANTEE: PAFFORD PROPERTIES				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2012;ORIG=0,0] W17 S10 W18 N10 W15 S56 E11 S2 E13 N1 N8 E5 N19 E4 S3 E17 N33 \$				
FGR=[YR=2013;ORIG=-21,49] S6 E21 N22 W17 N3 W4 S19 \$				
BAS=[YR=2017;ORIG=-17,0] W18 S10 E18 N10 \$				
FOP=[YR=2013;ORIG=-26,57] E6 N2 W1 N6 W5 S8 \$				
USP=[YR=2022;ORIG=-36,-30] E20 S30 W20 N30 \$				

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	2,409.00	SF	6.00	6.00	100	2013	2013	3	57	8,239	
2	0211	CONCRETE W	0	100	0	0	165.00	SF	6.00	6.00	100	2013	2013	3	57	564	
3	0211	CONCRETE W	0	100	8	4	32.00	SF	6.00	6.00	100	2013	2013	3	57	109	
5	0213	CONCRETE P	0	100	5	8	40.00	SF	6.00	6.00	100	2013	2013	3	100	240	
6	0955	PRIVACY FE	0	100	0	0	178.00	LF	15.00	15.00	100	2013	2013	3	75	2,003	
7	0211	CONCRETE W	0	100	5	8	40.00	SF	6.00	6.00	100	2013	2013	3	57	137	
8	0956	PRIVACY FE	0	100	0	0	12.00	LF	19.00	19.00	100	2014	2014	3	62	141	
9	0700	PORT BLDG	0	100	8	16	128.00	SF	8.00	8.00	100	2013	2013	3	80	819	
10	0960	SCREEN ROO	0	100	9	10	90.00	SF	21.00	21.00	100	2014	2014	3	82	1,550	
11	0940	OPEN SHED	0	100	3	10	30.00	SF	4.00	4.00	100	2014	2014	3	62	74	

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

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR	SLAB 100
Frame	05	STEEL	100
Exterior Wall	27	PREFIN	MTL 100
Roof Structur	03	GABLE/HIP	100
Roof Cover	13	GALVALUM	100
Interior Wall	07	NONE	100
Interior Floo	03	CONC	FINSH 100
Heating Type	01	NONE	100
Air Condition	01	NONE	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
BAS	400	100	2017
UCP	300	20	2017
UOP	200	20	2017
UOP	300	20	2017
TOTALS	1,200	560	14,074

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	SFR	UFGR	100%	- 2014	Heated Area: 400					HX Base Yr	2014



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 2 of 2
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	341,415		
TOTAL MARKET OB/XF VALUE	18,795		
TOTAL LAND VALUE - MARKET	50,000		
TOTAL MARKET VALUE	410,210		
SOH/AGL Deduction	49,565		
ASSESSED VALUE	360,645		
TOTAL EXEMPTION VALUE	HA HAB 13	360,645	
BASE TAXABLE VALUE	0		
TOTAL JUST VALUE	410,210		
NCON VALUE	32,461		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	356,534		
5 YR PRCL CK, PU XFOB LN 7-13, PU BLDG 2.			
RD			
TRANSFERED WIFES HX INFO FROM 82 TUCKER SPGS			
QUESTIONNAIR INCOMPLETE MISSING WIFE SSN			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0911/0607	6/03/2013	WD Q	Q	I	01	210,000
GRANTOR: PAFFORD PROPERTIES &						
GRANTEE: DONALDSON LEONARD B						
0877/0142	4/11/2012	WD U	V		12	128,000
GRANTOR: FIRST HORIZON HOME LO						
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	% COND	OB/XF MKT VALUE	NOTES
12	0211	CONCRETE W	0	100	36	4			144.00	SF	6.00	2017	2017	3	76	657
14	0090	CHAINLINK	0	100	0	0			60.00	LF	12.00	2024	2022	AV	97	698
15	0060	DECK WOOD	0	100	20	36			720.00	SF	5.00	2024	2022	AV	99	3,564
TOTALS															4,919	

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV