

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
11	CLAY TILE 50				
14	CARPET 50				
04	AIR DUCTED 100				
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	1,976	100	2013	1,976	238,003
FGR	400	50	2013	200	24,089
FOP	130	30	2013	39	4,697
FSP	160	55	2013	88	10,599
TOTALS				2,666	277,389

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,303	122.5000	133.83	308,210	2013	2013	0	0	10.00	90.00
1 SINGLE FAM 100% - 2023 Heated Area: 1976 HX Base Yr 2023											

WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		277,389		
TOTAL MARKET OB/XF VALUE		13,111		
TOTAL LAND VALUE - MARKET		50,000		
TOTAL MARKET VALUE		340,500		
SOH/AGL Deduction		3,948		
ASSESSED VALUE		336,552		
TOTAL EXEMPTION VALUE		HX HB 50,000		
BASE TAXABLE VALUE		286,552		
TOTAL JUST VALUE		340,500		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		326,750		
2022 HX REMOVED MOVED 12/32/2021 TO PA				
SALES CH				
2022 HX QUESTIONNAIRE COMPLETED AND RETURNED				
2022 HX CARD TRND; H2 NOTC; COA MADE				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
2013357	SFD-CO	0	06/04/2013	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q U / V I / RSN CD	SALE PRICE
1249/0700	1/26/2022	WD Q	Q I 01	365,000
GRANTOR: WEST JACK M & SHARON				
GRANTEE: PULLAM LEIGH ANN &				
0926/0055	10/31/2013	WD Q	I 01	202,000
GRANTOR: PAFFORD PROPERTIES &				
GRANTEE: WEST JACK M & SHARO				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2013] W12 FSP=[YR=2013] N10 W16 S10 E16\$ W44 S37				
FOP=[YR=2013] S5 E16 N1 E5 N10 W5 S6 W16\$ E16 N6 E16 S6 E4				
FGR=[YR=2013] S20 E20 N20 W20\$ E20 N37\$.				

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	2,173.00	SF	6.00	6.00	100	2013	2013	3	57	7,432	
2	0211	CONCRETE W	0	100	0	0	258.00	SF	6.00	6.00	100	2013	2013	3	57	882	
3	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	2013	2013	3	80	1,040	
4	0080	4' CHAINLI	0	100	0	0	340.00	LF	13.00	13.00	100	2013	2013	3	57	2,519	
5	0955	PRIVACY FE	0	100	0	0	110.00	LF	15.00	15.00	100	2013	2013	3	75	1,238	

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							