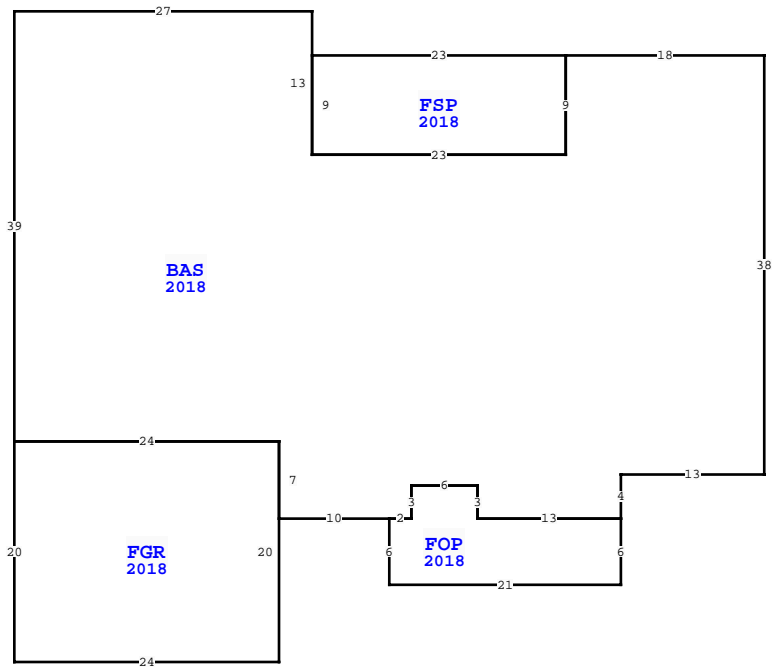


ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame	02		WOOD	FRAME 100	
Exterior Wall	11		AVERAGE	90	
Exterior Wall	05		HARDIE	BRD 10	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	03		COMP	SHNGL 100	
Interior Wall	05		DRYWALL	100	
Interior Floo	07		VYL	PLANK 50	
Interior Floo	14		CARPET	50	
Heating Type	04		AIR	DUCTED 100	
Air Condition	03		CENTRAL	100	
Bedrooms			4	100	
Bathrooms			3	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	2,519	100	2018	2,519	291,760
FGR	480	50	2018	240	27,798
FOP	144	30	2018	43	4,981
FSP	207	55	2018	114	13,204
TOTALS	3,350			2,916	337,743

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%	- 2019		Heated Area: 2519					HX Base Yr 2019	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			337,743
TOTAL MARKET OB/XF VALUE			24,405
TOTAL LAND VALUE - MARKET			100,000
TOTAL MARKET VALUE			462,148
SOH/AGL Deduction			42,276
ASSESSED VALUE			419,872
TOTAL EXEMPTION VALUE	HX HB 13		369,872
BASE TAXABLE VALUE			50,000
TOTAL JUST VALUE			462,148
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			400,499
COMBINE LOT 50 06609-050 TO LOT 49 06609-049			
FR 5 YR CK, PU EXW, XFOBS			
TENAYA JONES 850.284.5884			
SOH PORTED FROM LEON/2019/DURANT			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19001087	GENERATOR-CO	0	07/24/2019
17000519	SFD-CO	0	04/18/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1325/0225	8/14/2023	WD Q	Q	V	03	75,000
GRANTOR: JASON WESSINGER COMPA						
GRANTEE: DURANT KIMBERLY & H						
1063/0649	2/16/2018	WD Q	Q	I	01	349,900
GRANTOR: JASON WESSINGER CONST						
GRANTEE: DURANT HENRY LEON J						

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	2,415.00	SF	6.00	6.00	100	2018	2018	3	80	11,592	
2	0211	CONCRETE W	0	100	74	296.00	SF	6.00	6.00	100	2018	2018	3	80	1,421	
3	0625	PORT WD UT	0	100	10	200.00	SF	6.00	6.00	100	2018	2018	3	80	960	
4	0955	PRIVACY FE	0	100	0	717.00	LF	15.00	15.00	100	2020	2020	3	97	10,432	

BUILDING NOTES			
BLD DATE 02/16/2018 FRSR LGL DATE 02/16/2018 FRSR			
XF DATE 02/16/2018 FRSR LAND DATE 02/16/2018 FRSR			
INC DATE AG DATE			

BUILDING DIMENSIONS														
BAS=[YR=2018] W18 FSP=[YR=2018] W23 S9 E23 N9\$ S9 W23 N13 W27 S39 FGR=[YR=2018] S20 E24 N20 W24\$ E24 S7 E10 FOP=[YR=2018] S6 E21 N6 W13 N3 W6 S3 W2\$ E2 N3 E6 S3 E13 N4 E13 N38\$.														

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							
2	000000	C	VAC RES	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							