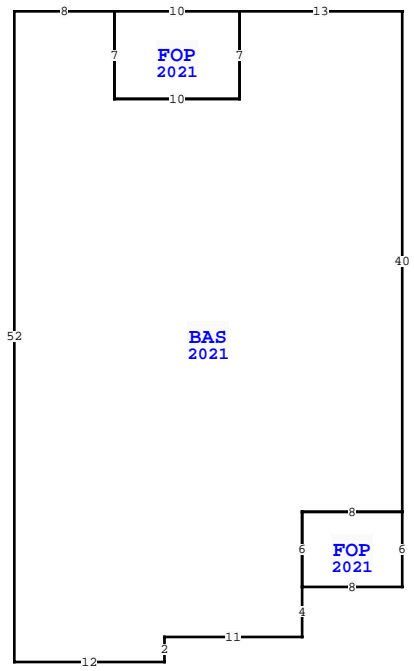




BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	30	VINYL 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	07	VYL PLANK 50			
Interior Floo	14	CARPET 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	08	FAIR			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	4	MKT AREA 10			
NEIGHBORHOOD/LOC	8.00	1.25/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,424	100	2021	1,424	163,318
FOP	48	30	2021	14	1,605
FOP	70	30	2021	21	2,409
TOTALS	1,542			1,459	167,332

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%	- 2022									
Heated Area: 1424					HX Base Yr 2022							



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			167,332
TOTAL MARKET OB/XF VALUE			4,062
TOTAL LAND VALUE - MARKET			7,000
TOTAL MARKET VALUE			178,394
SOH/AGL Deduction			36,086
ASSESSED VALUE			142,308
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			92,308
TOTAL JUST VALUE			178,394
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			153,228
5 YR PRCL CK, CHG QUAL FROM FAIR TO AVG, CHG ELMNT			
PU SFD; XFOB POWER 6-16-21; CO 08/04/2021			
5 YR PRCL CK, N/C			
ADD CHG			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000202	SFD-CO	0	03/16/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1224/0152	8/12/2021	WD Q	Q	I	01	175,000
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: HARPER COLTON JOEL						
1192/0869	2/09/2021	WD Q	Q	V	01	5,000
GRANTOR: DLG HOMES, LLC						
GRANTEE: GOLDEN 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	34	20			6.00	100	2021	2021	3	93	3,794	
2	0211	CONCRETE W	0	100	12	4			6.00	100	2021	2021	3	93	268	

BLD DATE	08/17/2021	FRLH	LGL DATE	
XF DATE	08/17/2021	FRLH	LAND DATE	03/19/2018
INC DATE			AG DATE	

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2021] W13 FOP=[YR=2021] W10 S7 E10 N7\$ S7 W10 N7 W8 S52 E12 N2 E11 N4 FOP=[YR=2021] E8 N6 W8 S6\$ N6 E8 N40\$.	

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				60.00	120.00	1.00	LT		1.00	1.00	1.00	7,000.00	7,000.00	7,000							