



ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
02	CONCR SLAB 100		
02	WOOD FRAME 100		
30	VINYL 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		
	2 100		
	0 100		
1.	1. 100		
	0 100		
08	FAIR		
0100	SINGLE FAMILY		
4	MKT AREA	10	
8.00	1.25/		
BAS	1,048	100	2006
FOP	52	30	2006
TOTALS	1,100		1,064

MARKET ADJUSTMENTS																												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																	
0100	01	1,064	106.6500	126.65	134,756	2006	2010	0	0	13.00	87.00																	
1 SINGLE FAM 0% - 0 Heated Area: 1048 HX Base Yr																												
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>03/25/2019</th> <th>RTJ/T</th> <th>LGL DATE</th> <th></th> </tr> <tr> <th>XF DATE</th> <th>03/25/2019</th> <th>RTJ/T</th> <th>LAND DATE</th> <th>03/19/2018</th> </tr> <tr> <th>INC DATE</th> <th></th> <th></th> <th>AG DATE</th> <th></th> </tr> </thead> </table>														BLD DATE	03/25/2019	RTJ/T	LGL DATE		XF DATE	03/25/2019	RTJ/T	LAND DATE	03/19/2018	INC DATE			AG DATE	
BLD DATE	03/25/2019	RTJ/T	LGL DATE																									
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INC DATE			AG DATE																									

WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		117,238		
TOTAL MARKET OB/XF VALUE		596		
TOTAL LAND VALUE - MARKET		7,000		
TOTAL MARKET VALUE		124,834		
SOH/AGL Deduction		15,822		
ASSESSED VALUE		109,012		
TOTAL EXEMPTION VALUE		0		
BASE TAXABLE VALUE		109,012		
TOTAL JUST VALUE		124,834		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		102,744		
INCR EYB 2006-2012 ROOF B23-001237				
COA PER NCOA MOVED ACCNTS REPORT WCPA TRIM				
5 YR PRCL CK, NC				
XFOB LN 2				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
B23-001237	RE-ROOF/SHINGLES-		12/07/2023	
2006511	SFD/CO	0	03/20/2006	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD	SALE PRICE
1349/0852	2/28/2024	WD Q	I 01	185,000
GRANTOR: ANDERSON CHRISTOPHER				
GRANTEE: CACCIATORE ALYSSA				
0661/0036	6/06/2006	WD Q	V	89,900
GRANTOR: SMITH PAUL M				
GRANTEE: CHRISTOPHER J ANDER				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2006] W25 S44 E12 FOP=[YR=2006] E13 N4 W13 S4\$ N4 E13 N40\$.				

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	0	21 16			336.00	SF	6.00	100	2006	2006	3	27	544
2	0211	CONCRETE W	0	0	8 4			32.00	SF	6.00	100	2006	2006	3	27	52
TOTALS														596		

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	0			50.00	100.00	1.00	LT		1.00	1.00	1.00	7,000.00	7,000.00	7,000							