



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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	80
Interior Floo	11	CLAY TILE	20
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		2	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
BAS	1,030	100	2005
FOP	70	30	2005
TOTALS	1,100		

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%	- 2023									
Heated Area: 1030					HX Base Yr 2023							
BLD DATE	03/25/2019	RTJT	LGL DATE									
XF DATE	03/25/2019	RTJT	LAND DATE	03/19/2018	RTJT							
INC DATE			AG DATE									

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			107,804
TOTAL MARKET OB/XF VALUE			1,710
TOTAL LAND VALUE - MARKET			7,000
TOTAL MARKET VALUE			116,514
SOH/AGL Deduction			12,626
ASSESSED VALUE			103,888
TOTAL EXEMPTION VALUE	HX HB WX		55,000
BASE TAXABLE VALUE			48,888
TOTAL JUST VALUE			116,514
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			100,862
INCR EYB 2005-2009 PRMT OB21-000305			
5 YR PRCL CK N/C			
XFOB LN 1-2, PU XFOB LN 4-5, DEL XFOB LN 6			
5 YR PRCL CH, PU FNDN & FRME, CORR DIMENS			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000305	RE-ROOF-CC	0	06/10/2021
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q U / V I / RSN CD
1273/0710	7/12/2022	WD Q	I 01
GRANTOR: CALHOUN KAILYN		SALE PRICE	
GRANTEE: SEIBERT CYNTHIA ANN		148,500	
1112/0627	5/31/2019	WD Q	I 01
GRANTOR: HUMPHRIES JOSH		96,000	
GRANTEE: CALHOUN KAILYN			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=2005] W25 S44 E11 FOP=[YR=2005] E14 N5 W14 S5\$ N5 E14 N39\$.			

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	24	16	384.00	SF	6.00	6.00	100	2005	2005	3	24	553	
2	0211	CONCRETE W	0 100	4	4	16.00	SF	6.00	6.00	100	2005	2005	3	24	23	
3	0955	PRIVACY FE	0 100	0	0	250.00	LF	15.00	15.00	100	2005	2005	3	20	750	
4	0605	PORT VINYL	0 100	7	7	49.00	SF	0.00	0.00	100	2007	2007	3	30	0	
5	0060	DECK WOOD	0 100	12	16	192.00	SF	5.00	5.00	100	2007	2007	3	40	384	
TOTALS															1,710	

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