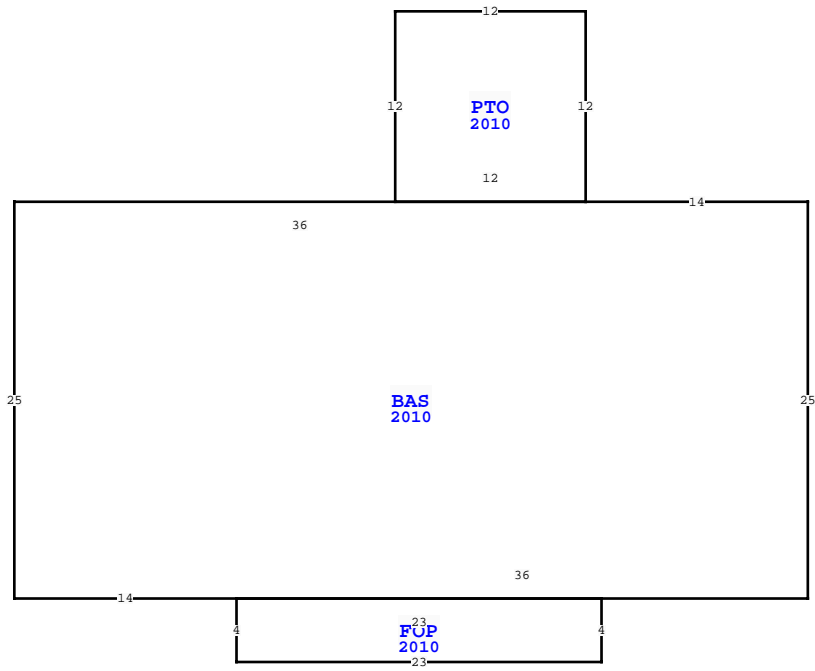




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
07	VYL PLANK 80				
11	CLAY TILE 20				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
Bedrooms		3 100			
Bathrooms		2 100			
Story Height		0 100			
Stories		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	1,250	100	2010	1,250	129,707
FOP	92	30	2010	28	2,906
PTO	144	5	2010	7	726
TOTALS		1,486		1,285	133,338

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,285	100.4400	119.27	153,262	2010	2010	0	0	13.00	87.00		
1 SINGLE FAM 0% - 2023 Heated Area: 1250 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		133,338	
TOTAL MARKET OB/XF VALUE		1,668	
TOTAL LAND VALUE - MARKET		14,000	
TOTAL MARKET VALUE		149,006	
SOH/AGL Deduction		6,970	
ASSESSED VALUE		142,036	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		142,036	
TOTAL JUST VALUE		149,006	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		129,124	
COA PER NCOA REPORT			
MICHAEL, ALL REPAIRS COMPLETE IN 2018			
5 YR PRCL CH, DAMAGE REVIEW FOR HURRICANE			
5 YR PRCL CK, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000017	SIDING	0	01/06/2020
19001325	REROOF-CO	0	09/26/2019
15000584	MECH	0	06/29/2015
2010488	SFD-CO	0	06/14/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1276/0380	7/29/2022	WD	Q	I	01	189,900
GRANTOR: ROBERTS TERRY L JR &						
GRANTEE: MENESES HERNANDEZ D						
0838/0307	10/28/2010	WD	Q	I	01	112,000
GRANTOR: SOUTHERN CONSTRUCTION						
GRANTEE: ROBERTS TERRY L						

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	20	20	400.00	SF	6.00	6.00	100	2010	2010	3	43	1,032	
2	0211	CONCRETE W	0	0	7	4	28.00	SF	6.00	6.00	100	2010	2010	3	43	72	
3	0625	PORT WD UT	0	0	10	20	200.00	SF	6.00	6.00	100	2011	2011	3	47	564	

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			25.00	100.00	1.00	LT		1.00	1.00	1.00	7,000.00	7,000.00	7,000							
2	000000	C	VAC RES	0			50.00	100.00	1.00	LT		1.00	1.00	1.00	7,000.00	7,000.00	7,000							