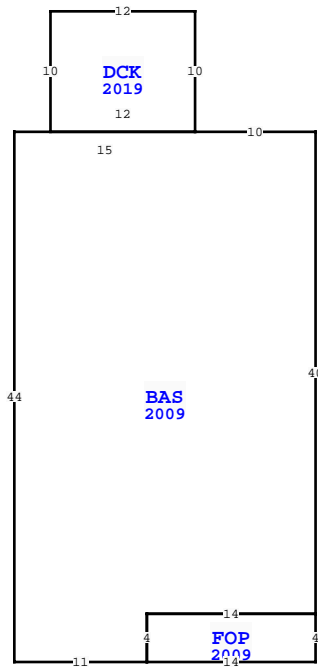


ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	08	SHT VINYL	50		
Interior Floor	14	CARPET	50		
Heating Type	04	AIR DUCTED	100		
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,044	100	2009	1,044	104,590
DCK	120	10	2019	12	1,202
FOP	56	30	2009	17	1,703
TOTALS	1,220			1,073	107,495

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%	- 2020								
				Heated Area: 1044			HX Base Yr 2020				



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			107,495
TOTAL MARKET OB/XF VALUE			3,185
TOTAL LAND VALUE - MARKET			7,000
TOTAL MARKET VALUE			117,680
SOH/AGL Deduction			25,843
ASSESSED VALUE			91,837
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			41,837
TOTAL JUST VALUE			117,680
NCON VALUE			3,201
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			99,059
FR 5YR CK 2/16/23; CHG/PU XFOBS; PU NEW TRAV			
ADD HX FOR 2020-JOHNSON			
2020 HX APP RECEIVED			
ADD SX FOR PREV OWNER WILLIAM JAMES FOR 2019			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
18000382	SAFETY INSP	0	04/05/2018
20071205	SFD-CO	0	09/06/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1112/0256	5/29/2019	WD Q	Q	I	01	103,000
GRANTOR: JAMES WILLIAM E & LAU						
GRANTEE: JOHNSON CHARLES R						
1082/0420	7/27/2018	WD Q	Q	I	01	100,000
GRANTOR: ESQUIRE TRUSTEE SERVI						
GRANTEE: JAMES WILLIAM E & 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	100	20	20			400.00	100	2009	2009	3	39	936	
2	0605	PORT VINYL	0	100	8	10			80.00	100	2009	2009	3	39	250	
4	0955	PRIVACY FE	0	100	0	0			136.00	100	2024	2018	AV	95	1,938	
5	0211	CONCRETE W	0	100	4	3			12.00	100	2024	2019	AV	85	61	
TOTAL OB/XF 3,185																

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2009;ORIG=0,0] W10 W15 S44 E11 N4 E14 N40 \$
FOP=[YR=2009;ORIG=-14,44] E14 N4 W14 S4 \$
DCK=[YR=2019;ORIG=-22,-10] E12 S10 W12 N10 \$

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 DPTH FACT % COND TOT ADJ UNIT PRICE ADJ UNIT PRICE LAND VALUE OTHER ADJUSTMENTS AND NOTES YEAR DENSITY DECL FRZ YR CONSRV	3,185
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	