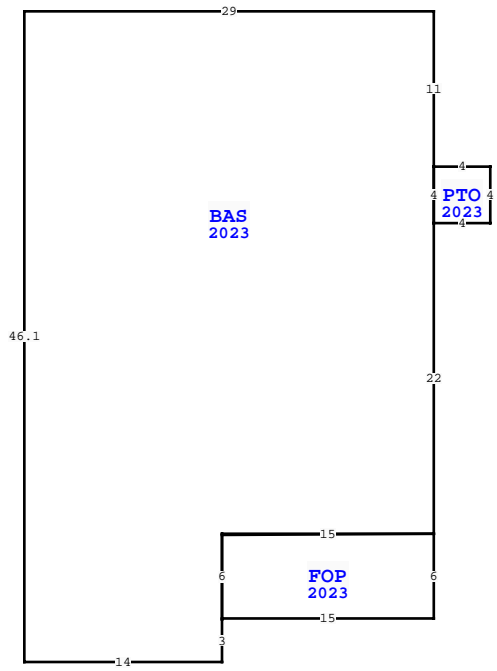




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	30	VINYL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	07	VYL PLANK	100
Ceiling	04	Cathedral/Vault	50
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	100
Bedrooms		3	100
Bathrooms		2	100
Quality	03	AVERAGE	
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	1,201	100	2023
FOP	90	30	2023
PTO	16	5	2023
TOTALS	1,307		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,229	110.5000	131.22	161,269	2023	2023	0	0	0.00	100.00	
3 SINGLE FAM			100% - 2024	Heated Area: 1201			HX Base Yr 2024					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		161,269	
TOTAL MARKET OB/XF VALUE		5,508	
TOTAL LAND VALUE - MARKET		7,000	
TOTAL MARKET VALUE		173,777	
SOH/AGL Deduction		0	
ASSESSED VALUE		173,777	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		123,777	
TOTAL JUST VALUE		173,777	
NCON VALUE		166,777	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		7,000	
PU SFD & XFOBS; KEYED BY ED 11/22/23			
5 YR PRCL CK, N/C			
5 YR PRCL CK, N/C			
ADD STREET NAME			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
PR23-000022	SFD-CO	0	03/21/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1323/0764	8/04/2023	WD	U	I	30	212,000
GRANTOR: TUCKER BUILDING CORPO						
GRANTEE: TUCKER ASHLEY						
1225/0644	8/25/2021	WD	Q	V	05	21,000
GRANTOR: OLAH CHERYLL E						
GRANTEE: TUCKER BUILDING COR						

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	22	20			6.00	100	2024	2023	AV	100	2,640	
2	0211	CONCRETE W	0	100	7	4			6.00	100	2024	2023	AV	100	168	
3	0955	PRIVACY FE	0	100	180	0			15.00	100	2024	2023	AV	100	2,700	
4	0605	PORT VINYL	0	100	7	10			0.00	100	2024	2023	AV	100	0	
TOTALS													5,508			

BLD DATE				LGL DATE			
XF DATE	INC DATE	LAND DATE	AG DATE	03/19/2018	RTSS		

BUILDING NOTES												
BAS=[YR=2023;ORIG=10,10] E29 S11 S4 S22 D0.1L15 S6 S3 W14 N46.1 \$												
PTO=[YR=2023;ORIG=39,21] E4 S4 W4 N4 \$												
POP=[YR=2023;ORIG=24,47] E15 S6 W15 N6 \$												

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	DPHT 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								