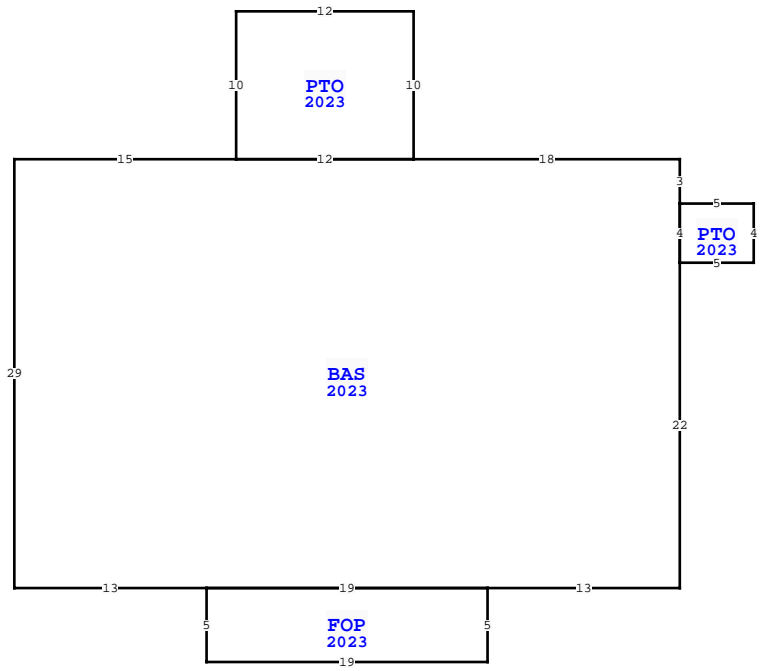


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	30	VINYL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	07	VYL PLANK	90
Interior Floo	11	CLAY TILE	10
Ceiling	08	8 FT	100
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Units		0	100
Condition Adj	12	AVERAGE	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	1,305	100	2023
FOP	95	30	2023
PTO	20	5	2023
PTO	120	5	2023
TOTALS	1,540		

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%	- 2024		176,317	2023	2023	0	0	0.00	100.00	Heated Area: 1305 HX Base Yr 2024	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			176,317
TOTAL MARKET OB/XF VALUE			3,120
TOTAL LAND VALUE - MARKET			14,000
TOTAL MARKET VALUE			193,437
SOH/AGL Deduction			0
ASSESSED VALUE			193,437
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			143,437
TOTAL JUST VALUE			193,437
NCON VALUE			179,437
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			14,000
FR NCON & XFOBS 01-27-2023			
COMB LOT 30 PRCL 07513-000			
OR 1254 P 826 UNITY OF TITLE			
COA PER WAK TCO			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000314	SFD-CO	0	04/14/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1299/0367	2/01/2023	WD Q	Q	I	01	224,900
GRANTOR: SOUTHERN CONSTRUCTION						
GRANTEE: WEBB EARNESTINE						
1196/0028	3/01/2021	WD Q	V	05		9,700
GRANTOR: SUIT ANNE P						
GRANTEE: SOUTHERN CONSTRUCTI						

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	25	20		6.00	6.00	100	2024	2023	AV	100	3,000	
2	0211	CONCRETE W	0	100	5	4		6.00	6.00	100	2024	2023	AV	100	120	

TOTAL OB/XF													
3,120													
BLD DATE													
XF DATE													
INC DATE													
LGL DATE													
LAND DATE													
AG DATE													
03/19/2018 RTJT													

BUILDING NOTES													
BAS=[YR=2023;ORIG=20,20] E15 E12 E18 S3 S4 S22 W13 W19 W13 N29 \$													
PTO=[YR=2023;ORIG=35,10] E12 S10 W12 N10 \$													
PTO=[YR=2023;ORIG=65,23] E5 S4 W5 N4 \$													
FOP=[YR=2023;ORIG=33,49] E19 S5 W19 N5 \$													

LAND DESCRIPTION																								
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							
2	000000	C	VAC RES	100			50.00	100.00	1.00	LT		1.00	1.00	1.00	7,000.00	7,000.00	7,000							

BUILDING DIMENSIONS													
BAS=[YR=2023;ORIG=20,20] E15 E12 E18 S3 S4 S22 W13 W19 W13 N29 \$													
PTO=[YR=2023;ORIG=35,10] E12 S10 W12 N10 \$													
PTO=[YR=2023;ORIG=65,23] E5 S4 W5 N4 \$													
FOP=[YR=2023;ORIG=33,49] E19 S5 W19 N5 \$													