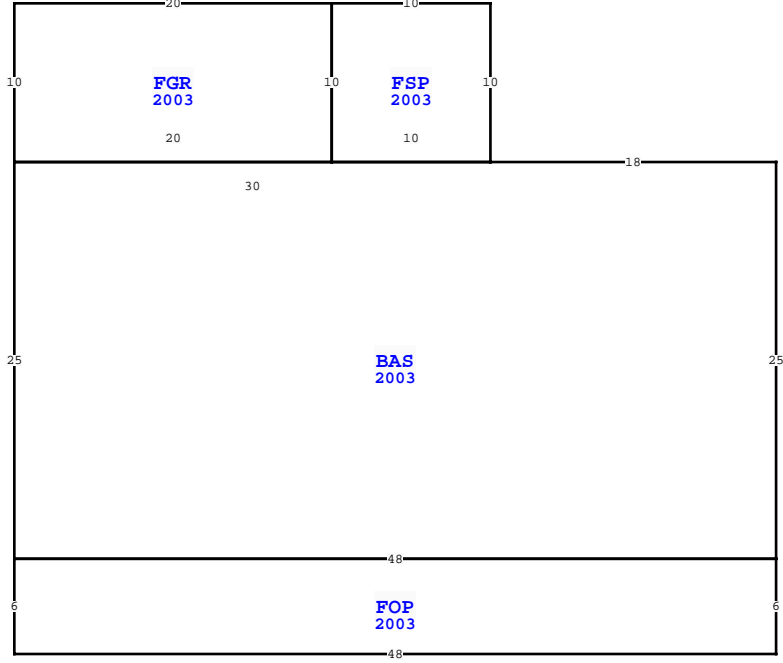




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
08	SHT VINYL 50				
14	CARPET 50				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
4	MKT AREA	10			
8.00	1.25/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,200	100	2003	1,200	137,610
FGR	200	50	2003	100	11,467
FOP	288	30	2003	86	9,862
FSP	100	55	2003	55	6,308
TOTALS	1,788			1,441	165,246

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,441	111.0000	131.81	189,938	2003	2010	0	0	13.00	87.00		
1 SINGLE FAM 0% - 0 Heated Area: 1200 HX Base Yr													



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				165,246		
TOTAL MARKET OB/XF VALUE				1,415		
TOTAL LAND VALUE - MARKET				14,000		
TOTAL MARKET VALUE				180,661		
SOH/AGL Deduction				85,656		
ASSESSED VALUE				95,005		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				95,005		
TOTAL JUST VALUE				180,661		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				86,708		
FR 5YR CK 2/9/23; DEMO XF0BS						
FIRE REPORT.						
ADDED PD FOR FIRE DAMAGE FROM 7/1/2022 SEE						
COA PER RETURNED 2021 TRIM						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
OB24-000117	RE-ROOF/SHINGLES-		03/01/2024			
OB24-000116	HVAC CHANGE OUT-C		02/27/2024			
29723	SFD	0	01/10/2003			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1346/0769	2/13/2024	WD Q	Q	I	01	95,000
GRANTOR: REA MAR PROPERTIES, L						
GRANTEE: POUNCEY JAMIE						
1343/0619	1/12/2024	WD Q	Q	I	01	71,300
GRANTOR: SALGADO JUDY J & JONE						
GRANTEE: REA MAR PROPERTIES,						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2003] W18 FSP=[YR=2003] N10 W10 FGR=[YR=2003] W20 S10 E20 N10 \$ S10 E10 \$ W30 S25 FOP=[YR=2003] S6 E48 N6 W48 \$ E48 N25 \$.						

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
2	0210	CONCRETE D	0	0	0	352.00	SF	6.00	6.00	100	2003	2003	3	67	1,415	

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	CONSVR
1	000100	C	SFR	0			50.00	100.00	2.00	LT		1.00	1.00	1.00	7,000.00	7,000.00	14,000							