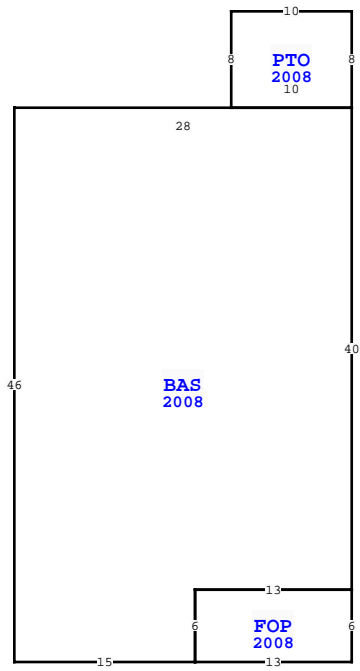




ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB 100		
Frame	02	WOOD	FRAME 100		
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	11	CLAY TILE	50		
Interior Floor	14	CARPET	50		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms			3 100		
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	11.00		1.20/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,210	100	2008	1,210	125,045
FOP	78	30	2008	23	2,377
PTO	80	5	2008	4	413
TOTALS	1,368			1,237	127,835

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%	- 2009									
					Heated Area: 1210							
						HX Base Yr 2009						



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		127,835	
TOTAL MARKET OB/XF VALUE		1,834	
TOTAL LAND VALUE - MARKET		15,000	
TOTAL MARKET VALUE		144,669	
SOH/AGL Deduction		71,061	
ASSESSED VALUE		73,608	
TOTAL EXEMPTION VALUE		HX HB SX 73,608	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		144,669	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		130,265	
5 YR PRCL CH, N/C			
SX RENEWAL COMPLETE 2021- INCOME ATTACHED			
CORRECTION ISSUED R200081 ADD SX FOR 2020			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
18000232	MECH	0	06/13/2018
20071485	SFD-CO	0	10/22/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0774/0729	9/25/2008	WD Q	Q	I		114,600
GRANTOR: SOUTHERN HOMES PROPER						
GRANTEE: MCKINNEY ANNIE J						
0759/0578	6/30/2008	WD Q	Q	V	01	100
GRANTOR: SOUTHERN HOMES DESIGN						
GRANTEE: SOUTHERN HOMES PROP						

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	10	200.00	SF	6.00	6.00	100	2008	2008	3	34	408	
2	0211	CONCRETE W	0	100	7	4	28.00	SF	6.00	6.00	100	2008	2008	3	34	57	
3	0700	PORT BLDG	0	100	8	12	96.00	SF	8.00	8.00	100	2009	2009	3	72	553	
4	0050	CARPORT UN	0	100	9	14	126.00	SF	9.00	9.00	100	2009	2009	3	72	816	

TOTAL OB/XF													1,834				
BLD DATE	XF DATE	INC DATE	FRJS	LGL DATE	LAND DATE	AG DATE											
03/17/2022	03/17/2022		FRJS		02/09/2018		JBHC										

BUILDING NOTES												
PTO=[YR=2008] W10 S8 E10 BAS=[YR=2008] W28 S46 E15 FOP=[YR=2008] E13 N6 W13 S6\$ N6 E13 N40\$ N8\$.												

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	100			50.00	100.00	1.00	LT		1.00	1.00	1.00	15,000.00	15,000.00	15,000								