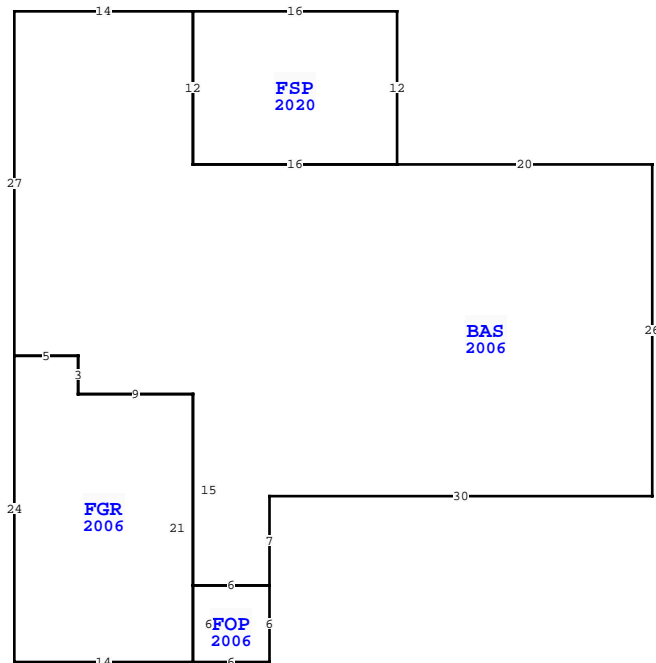


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	30	VINYL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	50
Interior Floor	12	HARDWOOD	50
Heating Type	04	AIR 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
BAS	1,383	100	2006
FGR	309	50	2006
FOP	36	30	2006
FSP	192	55	2020
TOTALS	1,920		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,654	108.0000	123.12	203,640	2006	2006	0	0	17.00	83.00		
2 SINGLE FAM 100% - 2021 Heated Area: 1383 HX Base Yr 2021													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		169,021	
TOTAL MARKET OB/XF VALUE		2,727	
TOTAL LAND VALUE - MARKET		22,500	
TOTAL MARKET VALUE		194,248	
SOH/AGL Deduction		48,862	
ASSESSED VALUE		145,386	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		95,386	
TOTAL JUST VALUE		194,248	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		175,131	
FR PRMT CK, PU NEW TRV, PU NEW XFOBS CC 4/22			
ADD HX FOR 2021-DODSON			
5YR PRCL CHK N/C			
5 YR PRCL CH, PU FNDN			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000115	SOLAR PANELS X 14	0	04/18/2022
20000230	MECH	0	06/02/2020
2005909	SFD/CO	0	07/01/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1174/0722	10/19/2020	WD	Q	I	01	165,000
GRANTOR: BROWN KIMBERLY L FKA						
GRANTEE: DODSON KENNETH P II						
0794/0549	5/21/2009	WD	Q	I	01	134,000
GRANTOR: CARROLL JASON C & MIL						
GRANTEE: WOOD KIMBERLY 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	30	10	300.00	SF	6.00	6.00	100	2006	2006	3	27	486										
2	0211	CONCRETE W	0	100	8	5	40.00	SF	6.00	6.00	100	2006	2006	3	27	65										
3	0955	PRIVACY FE	0	100	0	0	176.00	LF	15.00	15.00	100	2006	2006	3	30	792										
4	0625	PORT WD UT	0	100	14	8	112.00	SF	6.00	6.00	100	2007	2007	3	30	202										
5	0955	PRIVACY FE	0	100	10	3	100.00	LF	15.00	15.00	100	2007	2007	3	40	600										
6	0060	DECK WOOD	0	100	10	12	120.00	SF	5.00	5.00	100	2020	2020	3	97	582										
7	1450	SOLAR PANE	0	100	0	0	14.00	UT	0.00	0.00	100	2022	2022	3	97	0										
TOTALS														1,920												

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			0.00	0.00	1.50	LT		1.00	1.00	1.00	15,000.00	15,000.00	22,500							