

ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	19	WOOD	FRAME	100	
Exterior Wall	03	COMMON	BRK	100	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floo	08	SHT	VINYL	50	
Interior Floo	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	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	1	MKT AREA	10		
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,368	100	1993	2,368	174,794
FOP	12	30	1993	4	295
FOP	144	30	1993	43	3,174
PTO	72	5	1993	4	295
TOTALS	2,596			2,419	178,559

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% - 0									
Heated Area: 2368						HX Base Yr					

WAKULLA COUNTY PROPERTY					
VALUATION SUMMARY		PAGE 1 of 1			
VALUATION BY		STANDARD			
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE		178,559			
TOTAL MARKET OB/XF VALUE		8,771			
TOTAL LAND VALUE - MARKET		75,000			
TOTAL MARKET VALUE		262,330			
SOH/AGL Deduction		110,542			
ASSESSED VALUE		151,788			
TOTAL EXEMPTION VALUE		HX HB 50,000			
BASE TAXABLE VALUE		101,788			
TOTAL JUST VALUE		262,330			
NCON VALUE		260			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		263,820			
5 YR CH FR 5/8/23 PU XFOB					
5 YR PRCL CK, PU XFOB LN 6,7,8					
5 YR PRCL CH, PU FNDN & FRME					
5 YR PRCL CK					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
OB24-000456	HVAC CHANGE OUT-C		06/26/2024		
OBN23-00044	Electrical		10/10/2023		
18001234	REROOF	0	11/09/2018		
15001168	RE-ROOF-CO	0	12/29/2015		
2014256	MECH	0	03/31/2014		
2005941	AC	0	07/08/2005		
SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / V / I / CD	RSN	SALE PRICE
0124/0527	9/01/1986	WD U	V		9,000
GRANTOR:					
GRANTEE:					
BUILDING NOTES					
BUILDING DIMENSIONS					
BAS=[YR=1993] W30 PTO=[YR=1993] N4 W18 S4 E18\$					
FOP=[YR=1993] W18 S8 E18 N8 \$ S8 W18 N8 W16 S43 E13 N6 E3					
FOP=[YR=1993] E4 N3 W4 S3\$ N3 E4 S3 E10 S6 E13 N6 E21 N37\$.					

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	30	SF	6.00	6.00	100	1993	1993	3	20	900	
2	0130	FIRE PLACE	0	100	0	0	UT	1,300.00	1,300.00	100	1993	1993	3	50	650	
3	0700	PORT BLDG	0	100	8	10	SF	8.00	8.00	100	1998	1998	3	55	352	
4	0700	PORT BLDG	0	100	12	20	SF	8.00	8.00	100	1998	1998	3	55	1,056	
5	0211	CONCRETE W	0	100	60	4	SF	6.00	6.00	100	1993	1993	3	20	288	
6	0055	PORTABLE C	0	100	18	20	SF	3.00	3.00	100	2015	2015	3	67	724	
7	0210	CONCRETE D	0	100	31	16	SF	6.00	6.00	100	2018	2018	3	80	2,381	
8	0700	PORT BLDG	0	100	10	30	SF	8.00	8.00	100	2018	2018	3	90	2,160	
9	0080	4' CHAINLI	0	100	0	0	LF	13.00	13.00	100	2024	1998	AV	20	260	
TOTALS												8,771				

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			0.00	0.00	10.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	75,000							

REVIEW DATE 05/08/2023 BY FRAK																													
Total Acres: 10.00						Total Land Value: 75,000						Market: 0						Agricultural: 0						Common: 75,000					