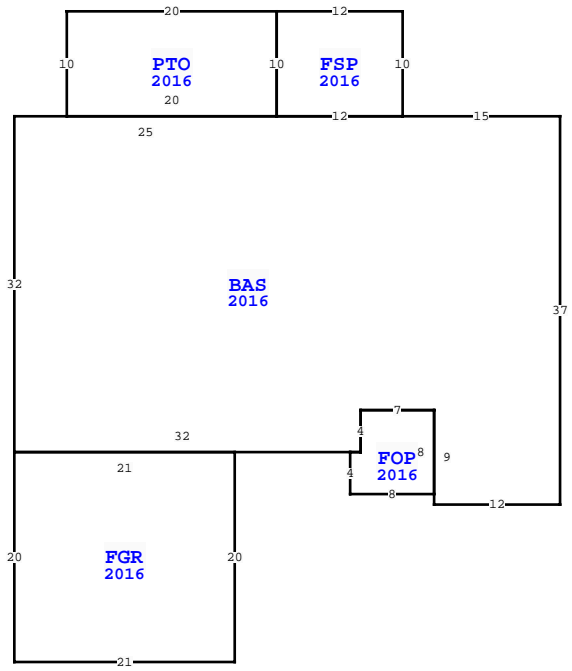


BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	05	HARDIE BRD 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	12	HARDWOOD 50			
Interior Floor	14	CARPET 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	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	1	MKT AREA 10			
NEIGHBORHOOD/LOC	139.00	1.15/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,696	100	2016	1,696	199,021
FGR	420	50	2016	210	24,643
FOP	60	30	2016	18	2,112
FSP	120	55	2016	66	7,745
PTO	200	5	2016	10	1,174
TOTALS	2,496			2,000	234,695

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,000	115.5000	126.18	252,360	2016	2016	0	0	7.00	93.00
1 SINGLE FAM 100% - 2017 Heated Area: 1696 HX Base Yr 2017											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		234,695	
TOTAL MARKET OB/XF VALUE		7,358	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		317,053	
SOH/AGL Deduction		85,448	
ASSESSED VALUE		231,605	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		181,605	
TOTAL JUST VALUE		317,053	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		284,964	
PU XFOB 0625,0625			
ADD HX FOR 2017			
5 YR PRCL CH, PU NEW SFD, PU XFOB LN 1-2			
2016 TRIM RETURNED/UTF			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
16000318	SFD-CO	0	04/13/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1009/0533	8/19/2016	WD Q	Q	I	01	240,700
GRANTOR: PAFFORD PROPERTIES &						
GRANTEE: BLUE JAMES RANDAL &						
0993/0403	2/22/2016	WD Q	Q	V	01	42,000
GRANTOR: KREAGER PAUL M						
GRANTEE: PAFFORD PROPERTIES						

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	0	925.00	SF	6.90	6.90	100	2016	2016	3	72	4,595	
2	0211	CONCRETE W	0	100	64	256.00	SF	6.90	6.90	100	2016	2016	3	72	1,272	
3	0625	PORT WD UT	0	100	10	320.00	SF	6.90	6.90	100	2001	2001	3	20	442	
4	0625	PORT WD UT	0	100	10	200.00	SF	6.90	6.90	100	2017	2017	3	76	1,049	

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=2016] W15 FSP=[YR=2016] N10 W12 S10 E12\$ W12											
PTO=[YR=2016] N10 W20 S10 E20\$ W25 S32 FGR=[YR=2016] S20 E21											
N20 W21\$ E32 POP=[YR=2016] S4 E8 N8 W7 S4 W1\$ E1 N4 E7 S9 E12 N37\$.											

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	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							