

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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	90
Interior Floor	11	CLAY TILE	10
Ceiling	08	8 FT	100
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	100
Bedrooms		4	100
Bathrooms		2.5	100
Stories	1.	1.	100
Units		0	100
Condition Adj	12	AVERAGE	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
BAS	2,067	100	2023
FGR	406	50	2023
FOP	189	30	2023
FST	180	55	2023
PTO	180	5	2023
TOTALS	3,022		

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
0100	01	2,435	119.2000	113.24	275,739	2023	2023	0	0	0.00	100.00												
1 SINGLE FAM 100% - 2024 Heated Area: 2067 HX Base Yr 2024																							
BLD DATE				09/07/2021				MMJS				LGL DATE				09/07/2021				MMJS			
XF DATE												LAND DATE											
INC DATE												AG DATE											

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			275,739
TOTAL MARKET OB/XF VALUE			6,954
TOTAL LAND VALUE - MARKET			56,250
TOTAL MARKET VALUE			338,943
SOH/AGL Deduction			201,400
ASSESSED VALUE			137,543
TOTAL EXEMPTION VALUE			50,000
BASE TAXABLE VALUE			87,543
TOTAL JUST VALUE			338,943
NCON VALUE			282,693
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			56,250
FR PU NCON & XFOBS 01-30-2023			
5 YR PRCL CH, N/C			
NOEL HURST DOD 10/17/2019 OR 1219 P 639			
COA FORM 3547 USPS			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B23-000580	POLE BARN-CC	0	05/11/2023
PR22-000094	SFD-CO	0	07/29/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1300/0332	2/09/2023	WD Q	Q	I	05	555,500
GRANTOR: PAFFORD PROPERTIES &						
GRANTEE: BLAKE RICHARD GARTH						
1280/0077	8/19/2022	QC U	V	V	11	100
GRANTOR: RB&B LAND DEVELOPMENT						
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	0		911.00	6.00	100	2024	2023	AV	100	5,466
2	0211	CONCRETE W	0	100	62	4		248.00	6.00	100	2024	2023	AV	100	1,488

BUILDING NOTES														
BAS=[YR=2023;ORIG=-60,-20] E19 S12 E15 E15 E11 S21 W3 S2 W17 S12 W9 W14 N3 W5 S3 W2 W10 N47 \$														
FGR=[YR=2023;ORIG=0,13] W3 S2 W17 S12 S8 E20 N22 \$														
FOP=[YR=2023;ORIG=-29,27] W14 N3 W5 S3 W2 S10 E9 N3 E12 N7 \$														
FST=[YR=2023;ORIG=-41,-20] E15 S12 W15 N12 \$														
PTO=[YR=2023;ORIG=-26,-20] E15 S12 W15 N12 \$														

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	7.50	AC		1.00	1.00	1.00	7,500.00	7,500.00	56,250							