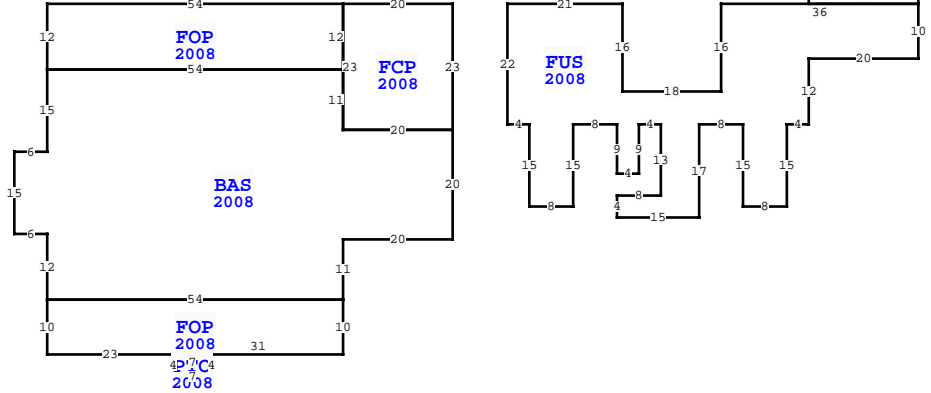




ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	30	WOOD	FRAME	100	
Exterior Wall	02	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floo	12	HARDWOOD	50		
Interior Floo	14	CARPET	50		
Heating Type	13	HEAT PUMP	100		
Air Condition	13	HEAT PUMP	100		
Bedrooms			4	100	
Bathrooms			4.5	100	
Story Height			0	100	
Stories	2.		2.	100	
Units			0	100	
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	4	MKT AREA	10		
NEIGHBORHOOD/LOC	999.00	1.25/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,758	100	2008	2,758	319,174
DCK	480	10	2008	48	5,554
FCP	460	25	2008	115	13,308
FOP	540	30	2008	162	18,748
FOP	648	30	2008	194	22,451
FUS	1,549	100	2008	1,549	179,260
PTO	28	5	2008	1	116
TOTALS	6,463			4,827	558,613

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	SINGLE FAM	100%	- 2009		Heated Area: 4307					HX Base Yr 2009	



WAKULLA COUNTY PROPERTY			
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		604,393	
TOTAL MARKET OB/XF VALUE		15,522	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		694,915	
SOH/AGL Deduction		282,319	
ASSESSED VALUE		412,596	
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE		362,596	
TOTAL JUST VALUE		694,915	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		613,948	
INCR EYB 2008-2012 RE-ROOF B23-211 CC 3/23/2023			
PRCL:0:3: CORRECTED WORKSHOP BAS. EB 10/23			
PRCL:0:2: CORRECTED PLOT. SITE VISIT. EB 09/23			
PRCL:0:1: NO SOH TO PORT FROM 09779-026 FOR 09 ROL			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B23-000211	RE-ROOF-CC	0	03/14/2023
21000215	HVAC REPLACE	0	09/08/2021
2008907	POOL-CO	0	10/24/2008
2008459	GAS	0	05/27/2008
2008161	SFD-CO	0	02/25/2008
21634	N/A	0	12/03/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0744/0218	2/04/2008	WD	Q	V	01	100
GRANTOR: KOREGAY WAYNE						
GRANTEE: ATKINSON WILLIAM D						
0287/0325	11/04/1996	WD	U	V		10,000
GRANTOR: ATKINSON WILLIAM D II						
GRANTEE:						

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	0950	METAL SHED	0	100	24	11	SF	8.00	8.00	100	1996	1996	3	20	422	
2	0625	PORT WD UT	0	100	8	8	SF	0.00	0.00	100	1998	1998	3	20	0	
3	0130	FIRE PLACE	0	100	0	0	UT	1,300.00	1,300.00	100	2008	2008	3	70	910	
4	0210	CONCRETE D	0	100	45	25	SF	6.00	6.00	100	2008	2008	3	34	2,295	
5	0211	CONCRETE W	0	100	0	0	SF	6.00	6.00	100	2008	2008	3	34	2,913	
6	0220	POOL VINYL	0	100	28	10	SF	60.00	60.00	100	2008	2008	3	40	6,720	
7	0211	CONCRETE W	0	100	97	4	SF	6.00	6.00	100	2008	2008	3	34	792	
8	0211	CONCRETE W	0	100	52	4	SF	6.00	6.00	100	2008	2008	3	34	424	
9	0211	CONCRETE W	0	100	15	4	SF	6.00	6.00	100	2008	2008	3	34	122	
10	0125	MTL/VYL AC	0	100	0	0	LF	19.00	19.00	100	2008	2008	3	34	924	

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		RR1	0.00	0.00	5.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	75,000							

REVIEW DATE 02/20/2019 BY FRSS																													
Total Acres: 5.00						Total Land Value: 75,000						Market: 0						Agricultural: 0						Common: 75,000					

