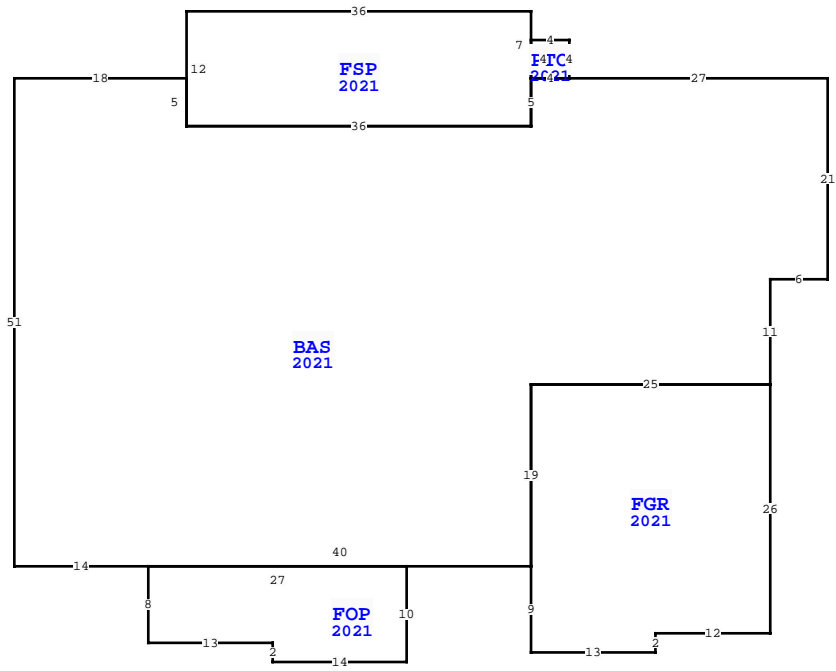




ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	11	AVERAGE		100	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP SHNGL		100	
Interior Wall	05	DRYWALL		100	
Interior Floor	12	HARDWOOD		90	
Interior Floor	11	CLAY TILE		10	
Heating Type	04	AIR DUCTED		100	
Air Condition	03	CENTRAL		100	
Bedrooms				4	100
Bathrooms				3	100
Story Height				0	100
Stories	1.			1.	100
Units				0	100
Quality	07	GOOD			
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	3,500	100	2021	3,500	534,909
FGR	676	50	2021	338	51,657
FOP	244	30	2021	73	11,156
FSP	432	55	2021	238	36,374
PTO	16	5	2021	1	153
TOTALS	4,868			4,150	634,248

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%	- 2022									
			Heated Area: 3500				HX Base Yr 2022					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		634,248	
TOTAL MARKET OB/XF VALUE		15,226	
TOTAL LAND VALUE - MARKET		64,500	
TOTAL MARKET VALUE		713,974	
SOH/AGL Deduction		95,920	
ASSESSED VALUE		618,054	
TOTAL EXEMPTION VALUE		HX HB	50,000
BASE TAXABLE VALUE		568,054	
TOTAL JUST VALUE		713,974	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		690,658	
2022 PORT FROM 00-00-036-000-09661-006			
PU SFD, XFOB, POWER 8-11-21			
COA PER NCOA REPORT			
ADDRESS ADDED PER PERMIT			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20001106	SFD	0	12/01/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1136/0886	1/02/2020	WD	U	V	37	43,500
GRANTOR: BLANCHARD DAVID OWEN						
GRANTEE: SMIT CHAD K & CAMDE						
1136/0884	12/31/2019	WD	Q	V	01	9,300
GRANTOR: HARVEY CHARLES B						
GRANTEE: BLANCHARD DAVID OWE						

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	2,229.00	SF	6.00	6.00	100	2021	2021	3	93	12,438	
2	0211	CONCRETE W	0	100	45	180.00	SF	6.00	6.00	100	2021	2021	3	93	1,004	
3	0211	CONCRETE W	0	100	8	96.00	SF	6.00	6.00	100	2021	2021	3	93	536	
4	0130	FIRE PLACE	0	100	0	1.00	UT	1,300.00	1,300.00	100	2021	2021	3	96	1,248	

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		RR1	0.00	0.00	4.30	AC		1.00	1.00	1.00	15,000.00	15,000.00	64,500								