

ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	08	WD ON	PLY	50	
Exterior Wall	14	WD	SHINGLE	50	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	04	PLYWOOD	80		
Interior Wall	05	DRYWALL	20		
Interior Floo	11	CLAY TILE	100		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		4	100		
Bathrooms		2	100		
Story Height		0	100		
Stories	2.	2.	100		
Units		0	100		
Quality	02	BELOW AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	4	MKT AREA	10		
NEIGHBORHOOD/LOC	10.00	1.20/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	552	100	1996	552	41,288
BAS	360	100	2006	360	26,927
DCK	92	10	1993	9	673
FUS	912	100	1993	912	68,215
UOP	144	20	1993	29	2,169
USP	192	40	1996	77	5,759
TOTALS	2,252			1,939	145,031

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,939	105.8250	120.64	233,921	1981	1985	0	0	38.00	62.00
1 SINGLE FAM 0% - 0 Heated Area: 1824 HX Base Yr											

Diagram 1: L-shaped polygon with vertices at (0,0), (12,0), (12,30), (30,30), (30,0), (0,0). Includes labels: BAS 1996, BAS 2006, UOP 1993.

Diagram 2: L-shaped polygon with vertices at (0,0), (24,0), (24,38), (4,38), (4,0), (0,0). Includes labels: FUS 1993, USP 1996, DCK 1993.

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			145,031
TOTAL MARKET OB/XF VALUE			110
TOTAL LAND VALUE - MARKET			15,300
TOTAL MARKET VALUE			160,441
SOH/AGL Deduction			109,514
ASSESSED VALUE			50,927
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			50,927
TOTAL JUST VALUE			160,441
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			138,924
FR 5YR PRCL CK - PU NEW TRAVERSE; DEL SPCD PD			
INCR EYB 1981-1985 RE-ROOF CC 4-2022			
CHG BLDG TO LIVABLE PER FR			
5 YR PRCL CK, DEL XFOB LN 2.			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB22-000257	RE-ROOF-CC	0	04/20/2022
16000534	SAFETY INSP	0	06/02/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1099/0821	12/23/2018	WD	U	I	11	100
GRANTOR: VAN DAM RICHARD & JOY						
GRANTEE: JOHNSON EMILY & COL						
1021/0122	12/13/2016	AD	U	I	11	100
GRANTOR: BALL MATTHEW J; VAN DA						
GRANTEE: JOHNSON EMILY & COL						

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	0620	WOOD UTL B	0	0	10	8			6.00	100	2004	2004	3	23	110	

BLD DATE		09/27/2018	RTJT	LGL DATE	01/03/2018	JBHC
XF DATE		09/27/2018	RTJT	LAND DATE		
INC DATE				AG DATE		

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=1996] W24 S8 E12 S30 E12 UOP=[YR=1993] W24	
BAS=[YR=2006] E12 N30 W12 S30\$ S6 E24 PTR=S2 E20	
DCK=[YR=1993] E4 USP=[YR=1996] E24 N8 W24 FUS=[YR=1993] E24	
N38 W24 S38\$ S8\$ N23 W4 S23\$ W20 N2\$ N6\$ N38\$.	

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	0			50.00	100.00	2.00	LT		1.00	1.00	1.00	7,650.00	7,650.00	15,300							