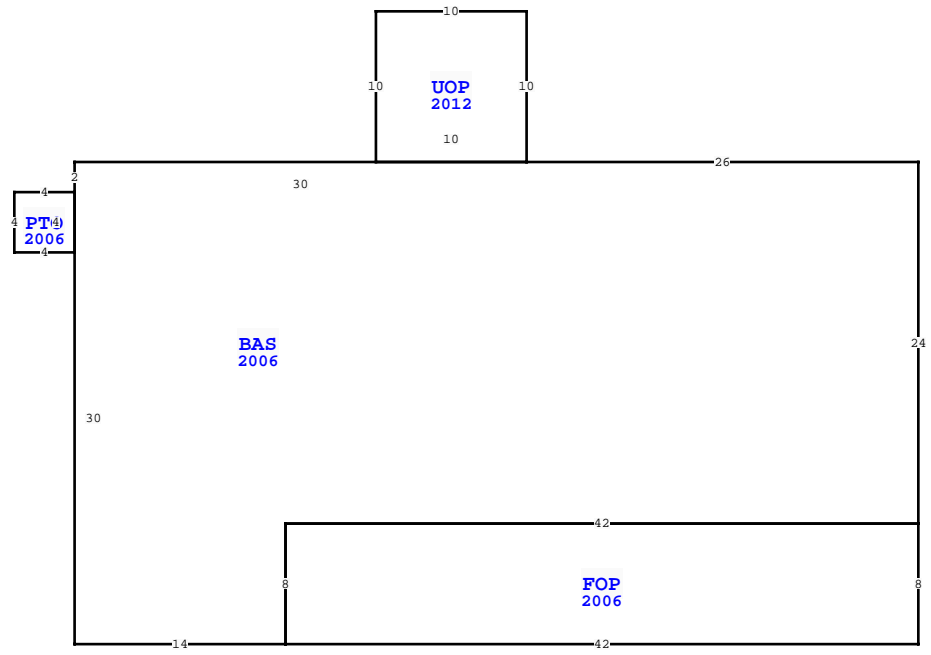




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
05	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
11	CLAY TILE 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	3 100				
	2 100				
03	AVERAGE				
0100	SINGLE FAMILY				
4	MKT AREA	10			
10.00		1.20/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100	2006	1,456	178,341
FOP	336	30	2006	101	12,371
PTO	16	5	2006	1	123
UOP	100	20	2012	20	2,450
TOTALS	1,908			1,578	193,285

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,578	123.5000	140.79	222,167	2006	2010	0	0	13.00	87.00
1 SINGLE FAM 100% - 2024 Heated Area: 1456 HX Base Yr 2024											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			193,285
TOTAL MARKET OB/XF VALUE			4,552
TOTAL LAND VALUE - MARKET			22,950
TOTAL MARKET VALUE			220,787
SOH/AGL Deduction			12,828
ASSESSED VALUE			207,959
TOTAL EXEMPTION VALUE	HX HB WX		55,000
BASE TAXABLE VALUE			152,959
TOTAL JUST VALUE			220,787
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			169,000
INCR EYB 2006-2010 RE-ROOF OB23-000397 CC 8/18/202			
FR 5 YR CK, PU XFOBS			
MLD LATE FILE APPRVL LETTER			
5 YR PRCL CK, PU XFOB LN 4.			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB23-000397	RE-ROOF CC	0	08/08/2023
2006651	SFD / CO 7/31/6	0	04/12/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1328/0868	9/12/2023	WD Q	Q	I	01	250,000
GRANTOR: MCDONALD BRANDON & AL						
GRANTEE: TAFF PATTY E						
1179/0495	11/06/2020	WD Q	Q	I	01	170,000
GRANTOR: TALBOT ROBERT A & KEL						
GRANTEE: MCDONALD BRANDON &						

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	0955	PRIVACY FE	0	100	0	0			176.00	LF	15.00			3	30	792
2	0625	PORT WD UT	0	100	10	14			140.00	SF	6.00			3	39	328
3	0940	OPEN SHED	0	100	10	12			120.00	SF	4.00			3	39	187
4	0055	PORTABLE C	0	100	20	18			360.00	SF	3.00			3	67	724
5	0210	CONCRETE D	0	100	24	18			432.00	SF	6.00			3	89	2,307
6	0211	CONCRETE W	0	100	10	4			40.00	SF	6.00			3	89	214
TOTALS															4,552	

LAND DESCRIPTION																								
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			100.00	100.00	3.00	LT		1.00	1.00	1.00	7,650.00	7,650.00	22,950							