

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	30	VINYL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	08	SHT VINYL	50
Interior Floo	14	CARPET	50
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		3	100
Bathrooms		2	100
Story Height		0	100
Stories	1.	1.	100
Units		0	100
Quality	03	AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	4	MKT AREA	08
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,196	100	1996
FOP	96	30	1996
FOP	96	30	1996
TOTALS	1,388		

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%	- 1997	105.45	132,234	1996	1998	0	0	25.00	75.00
Heated Area: 1196						HX Base Yr 1997					
TOTALS		1,254		99,176							

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		99,176	
TOTAL MARKET OB/XF VALUE		3,113	
TOTAL LAND VALUE - MARKET		60,000	
TOTAL MARKET VALUE		162,289	
SOH/AGL Deduction		75,273	
ASSESSED VALUE		87,016	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		37,016	
TOTAL JUST VALUE		162,289	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		148,301	
INCR EYB 1996-1998 HVAC-CC 5-2022			
5 YR PRCL CK, PU XFOB LN 4, CHG QUAL.			
XFOB LN 3			
5 YR PRCL CH, PU FNDN & FRME, CHG QUAL, PU			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000289	HVAC-CC	0	03/29/2022
16001150	RE-ROOF-CO	0	11/14/2016
020462	N/A	0	12/22/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1262/0842	4/28/2022	QC	U	I	30	100
GRANTOR: HARVEY ISIAH & PHYLLI						
GRANTEE: HARVEY ISIAH PHYLLI						
0153/0989	1/27/1989	WD	Q	V		4,200
GRANTOR:						
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	0130	FIRE PLACE	0	100	0	0		1.00	UT	1,300.00	100	1996	1996	3	53	689
2	0700	PORT BLDG	0	100	6	8		48.00	SF	8.00	100	1996	1996	3	53	204
3	0700	PORT BLDG	0	100	11	16		176.00	SF	8.00	100	2013	2013	3	80	1,126
4	0055	PORTABLE C	0	100	24	20		480.00	SF	3.00	100	2017	2017	3	76	1,094
TOTALS												3,113				

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	6.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	60,000							