

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
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	80
Interior Floo	11	CLAY TILE	20
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	1,680	100	1995
DCK	192	10	1995
FOP	360	30	1995
TOTALS	2,232		

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%	- 2023		194,668	1995	2010	0	0	13.00	87.00															
Heated Area: 1680 HX Base Yr 2023																										
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>07/25/2019</th> <th>FRJTT</th> <th>LGL DATE</th> <th></th> </tr> <tr> <th>XF DATE</th> <th>07/25/2019</th> <th>FRJTT</th> <th>LAND DATE</th> <th>07/25/2019</th> </tr> <tr> <th>INC DATE</th> <th></th> <th></th> <th>AG DATE</th> <th></th> </tr> </thead> </table>												BLD DATE	07/25/2019	FRJTT	LGL DATE		XF DATE	07/25/2019	FRJTT	LAND DATE	07/25/2019	INC DATE			AG DATE	
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INC DATE			AG DATE																							

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				169,361		
TOTAL MARKET OB/XF VALUE				4,470		
TOTAL LAND VALUE - MARKET				37,500		
TOTAL MARKET VALUE				211,331		
SOH/AGL Deduction				91,498		
ASSESSED VALUE				119,833		
TOTAL EXEMPTION VALUE				HX HB 50,000		
BASE TAXABLE VALUE				69,833		
TOTAL JUST VALUE				211,331		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				212,734		
22 PORT FROM CHARLOTTE - SANDERS						
2022 HX QUESTIONNAIRE COMPLETED FOR REVIEW						
DC OR 1233 P 841						
PENDING INCOME FOR SX						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
17000937	REROOF-CO	0	07/10/2017			
019180	N/A	0	12/28/1994			
19007	N/A	0	10/27/1994			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1258/0239	3/22/2022	WD Q	Q	I	01	361,000
GRANTOR: MITCHELL ROBBIE ANN &						
GRANTEE: SANDERS BRYAN & SAN						
1250/0369	2/04/2022	SA U	U	I	11	100
GRANTOR: ESTATE OF WILLIE ETHE						
GRANTEE: MITCHELL ROBBIE ANN						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1995] W28 DCK=[YR=1995] N12 W16 S12 E16 \$ W32 S28						
FOP=[YR=1995] S6 E60 N6 W60 \$ E60 N28 \$.						

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	0030	BARN, POLE	0 100	24	30	720.00	SF	9.00	9.00	100	1997	1997	3	20	1,296						
2	0700	PORT BLDG	0 100	10	12	120.00	SF	8.00	8.00	100	1997	1997	3	54	518						
3	0130	FIRE PLACE	0 100	0	0	1.00	UT	1,300.00	1,300.00	100	1995	1995	3	52	676						
4	0211	CONCRETE W	0 100	54	3	162.00	SF	6.00	6.00	100	1995	1995	3	20	194						
5	0080	4' CHAINLI	0 100	0	0	350.00	LF	13.00	13.00	100	1999	1999	3	20	910						
6	0090	CHAINLINK	0 100	0	0	216.00	LF	12.00	12.00	100	1999	1999	3	20	518						
7	0700	PORT BLDG	0 100	8	10	80.00	SF	8.00	8.00	100	1999	1999	3	56	358						
TOTALS												2,232		1,807	169,361						

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	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	5.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	37,500							