



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR	SLAB 100
Frame	02	WOOD	FRAME 100
Exterior Wall	08	WD ON PLY	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	01	MINIMUM	100
Interior Floo	03	CONC FINSH	100
Heating Type	02	CONVECTION	100
Air Condition	02	WINDOW	100
Bedrooms		1	100
Bathrooms		1	100
Story Height		0	100
Stories	1.	1.	100
Units		0	100
Quality	02	BELOW 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	1,050	100	2008
PTO	192	5	1998
TOTALS	1,242		

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND		
1	SINGLE FAM	0%	0		56,498	1998	1998	0	0	40	25.00	35.00	Heated Area: 1050 HX Base Yr	
BLD DATE	08/23/2017	RTSR	LGL DATE	08/23/2017	RTSR									
XF DATE	08/23/2017	RTSR	LAND DATE	08/23/2017	RTSR									
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				19,774		
TOTAL MARKET OB/XF VALUE				2,827		
TOTAL LAND VALUE - MARKET				150,000		
TOTAL MARKET VALUE				172,601		
SOH/AGL Deduction				81,098		
ASSESSED VALUE				91,503		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				91,503		
TOTAL JUST VALUE				172,601		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				172,358		
FR 5 YR CK, CH FLOR, PU FDTN						
2021 AG REMOVED						
CLOTH. REQUEST UPDATED ADDRESS.						
ADDRESS FOR GRANTEES - KEPT ADDRESS OF FAIR-						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
023232	BATH	0	02/16/1998			
019579	N/A	0	04/26/1995			
019177	N/A	0	12/27/1994			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1304/0818	3/16/2023	QC	U	I	11	100
GRANTOR: TRYON AUSTIN PR ESTAT						
GRANTEE: CARTER DERENDA & EL						
1228/0331	9/14/2021	QC	U	I	11	100
GRANTOR: DARANDA ELKINS OF HEL						
GRANTEE: CARTER DERENDA & EL						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2008] W23 PTO=[YR=1998] N16 W12 S16 E12\$ W12 S30 E35 N30\$.						

EXTRA FEATURES														TOTAL OB/XF		2,827	
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	0700	PORT BLDG	0	0	12	24	288.00	SF	8.00	8.00	100	1998	1998	3	55	1,267	
2	0630	METAL UTL	0	0	30	30	900.00	SF	8.00	8.00	100	1998	1998	3	20	1,440	
3	0940	OPEN SHED	0	0	10	15	150.00	SF	4.00	4.00	100	1998	1998	3	20	120	

LAND DESCRIPTION														TOTAL OB/XF												2,827	
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			0.00	0.00	20.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	150,000										