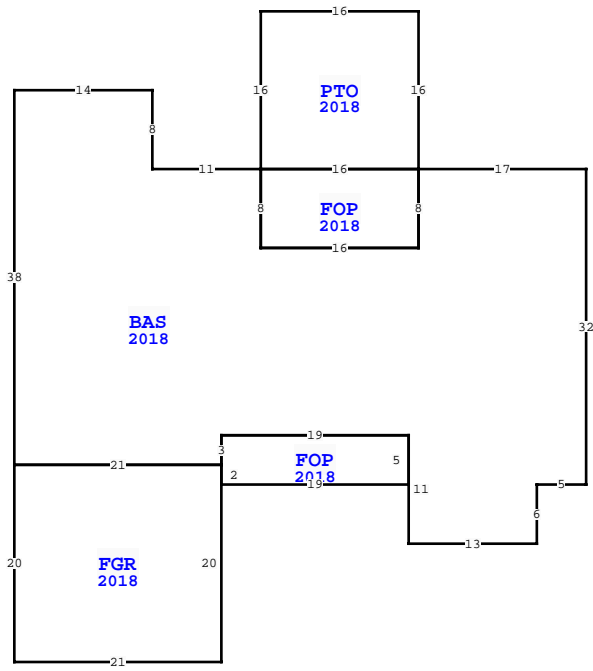


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	05	HARDIE BRD	90
Exterior Wall	11	AVERAGE	10
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	50
Interior Floo	14	CARPET	50
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	100
Bedrooms		4	100
Bathrooms		3	100
Story Height		0	100
Stories	1.	1.	100
Units		0	100
Quality	03	AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	3	MKT AREA	01
NEIGHBORHOOD/LOC	317.00	1.10/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,781	100	2018
FGR	420	50	2018
FOP	95	30	2018
FOP	128	30	2018
PTO	256	5	2018
TOTALS	2,680		

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%	- 2019		258,274	2018	2018	0	0	5.00	95.00
Heated Area: 1781 HX Base Yr 2019											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			245,360
TOTAL MARKET OB/XF VALUE			7,958
TOTAL LAND VALUE - MARKET			55,000
TOTAL MARKET VALUE			308,318
SOH/AGL Deduction			71,303
ASSESSED VALUE			237,015
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			187,015
TOTAL JUST VALUE			308,318
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			240,499
5 YR PRCL CK, N/C			
FR 5 YR CK, PU XFOB			
ADD HX FOR 2019- HENGSTEBECK (ENGLISH)			
5 YR PRCL CH, PU NEW SFD & PU XFOB LN 1-2			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
17001619	SFD-CO	0	12/05/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1071/0779	4/30/2018	WD Q	Q	I	01	234,900
GRANTOR: SOUTHERN CONSTRUCTION						
GRANTEE: HENGSTEBECK ANGELA						
1014/0698	10/20/2016	WD Q	Q	V	05	72,500
GRANTOR: GENE CUTCHIN CONSTRUC						
GRANTEE: SOUTHERN CONSTRUCTI						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0210	CONCRETE D	0	100	0	1,138.00	SF	6.00	6.00	100	2018
2	0211	CONCRETE W	0	100	45	180.00	SF	6.00	6.00	100	2018
3	0955	PRIVACY FE	0	100	0	111.00	LF	15.00	15.00	100	2021

TOTAL OB/XF											
7,958											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100			0.00	0.00	1.00	LT	1.00

BUILDING NOTES						
BLD DATE 05/07/2018 FRSR LGL DATE						
XF DATE 05/07/2018 FRSR LAND DATE 02/04/2020 JB						
INC DATE						

BUILDING DIMENSIONS						
BAS=[YR=2018] W17 PTO=[YR=2018] N16 W16 S16 E16\$						
FOP=[YR=2018] W16 S8 E16 N8 \$ S8 W16 N8 W11 N8 W14 S38						
FGR=[YR=2018] S20 E21 N20 W21\$ E21 FOP=[YR=2018] S2 E19 N5						
W19 S3\$ N3 E19 S11 E13 N6 E5 N32\$.						

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	% 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	1.00	LT	1.00	1.00	1.00	55,000.00	55,000.00	55,000							