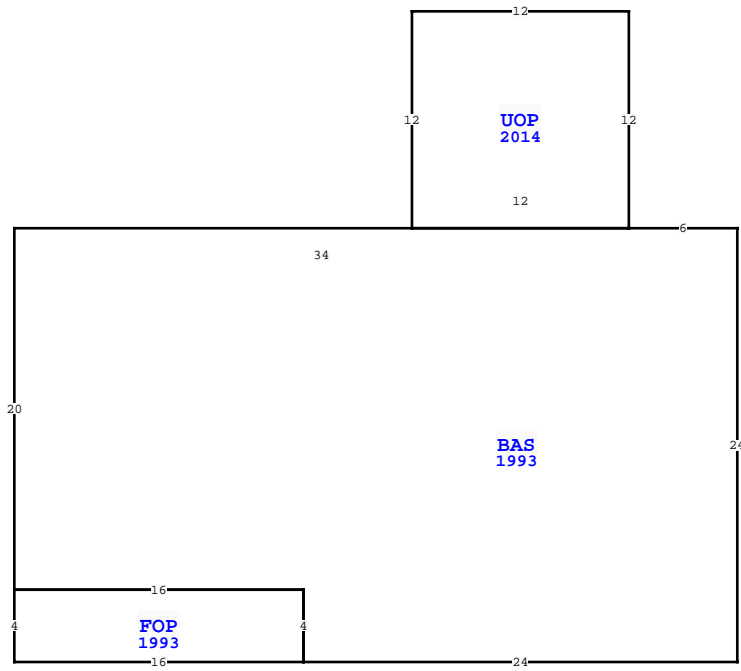




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
07	PIER BLOCK 100				
02	WOOD FRAME 100				
04	SINGLE SID 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
08	SHT VINYL 50				
14	CARPET 50				
02	CONVECTION 100				
02	WINDOW 100				
1	1 100				
0	0 100				
1.	1. 100				
0	0 100				
08	FAIR				
0100	SINGLE FAMILY				
3	MKT AREA	10			
000	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	896	100	1993	896	44,816
FOP	64	30	1993	19	950
UOP	144	20	2014	29	1,451
TOTALS	1,104			944	47,217

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% - 2022		76.95	72,641	1982	1995	0	0	35.00	65.00
Heated Area: 896 HX Base Yr 2022											



WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	47,217			
TOTAL MARKET OB/XF VALUE	815			
TOTAL LAND VALUE - MARKET	15,000			
TOTAL MARKET VALUE	63,032			
SOH/AGL Deduction	27,041			
ASSESSED VALUE	35,991			
TOTAL EXEMPTION VALUE	25,000			
BASE TAXABLE VALUE	10,991			
TOTAL JUST VALUE	63,032			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	35,136			
INCR EYB TO 95 FOR NEW WINDOWS, AND CORR SIDING -				
5 YR PRCL CK, CHG EYB 1982 TO 1986, REROOF				
5 YR PRCL CK NC FR				
CHG FLOR				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
B24-000112	RE-ROOF/SHINGLES-		02/16/2024	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD	SALE PRICE
1246/0396	1/10/2022	QC U	I 11	100
GRANTOR: OLAH CHARLES				
GRANTEE: OLAH CHARLES & SAND				
1212/0266	6/04/2021	QC U	I 30	100
GRANTOR: OLAH SANDRA				
GRANTEE: OLAH CHARLES				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=1993] W6 UOP=[YR=2014] N12 W12 S12 E12\$ W34 S20				
FOP=[YR=1993] S4 E16 N4 W16\$ E16 S4 E24 N24\$.				

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			88.00	LF	15.00	2005	2005	3	20	264
2	0700	PORT BLDG	0	100	12	24			288.00	SF	0.00	2006	2006	3	66	0
3	0940	OPEN SHED	0	100	12	24			288.00	SF	4.00	2007	2007	3	30	346
4	0940	OPEN SHED	0	100	8	8			64.00	SF	4.00	2018	2018	3	80	205
TOTALS																
TOTAL OB/XF 815																

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			167.00	280.00	1.00	LT		1.00	1.00	1.00	15,000.00	15,000.00	15,000							