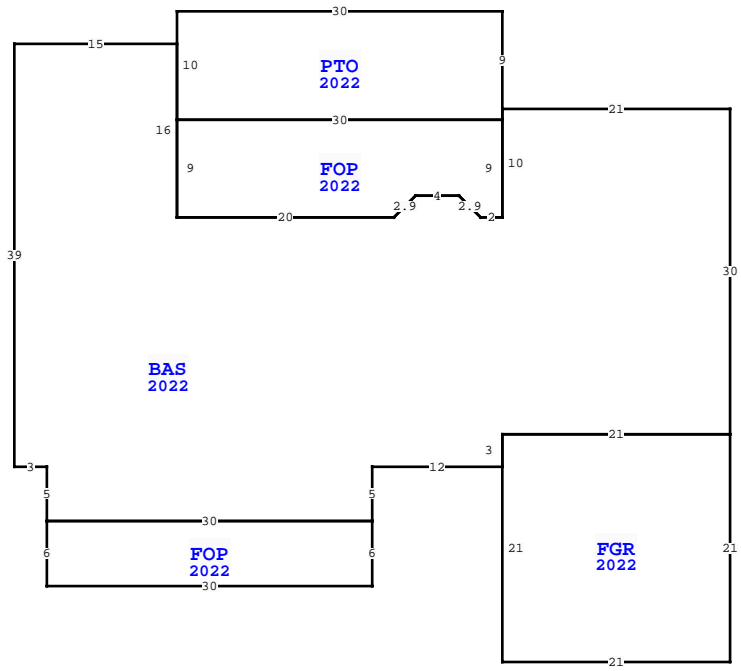


ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	05	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	90	
Exterior Wall	11	AVERAGE		10	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		100	
Interior Floo	07	VYL	PLANK	80	
Interior Floo	11	CLAY	TILE	20	
Heating 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	1	MKT	AREA	10	
NEIGHBORHOOD/LOC	407.00		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,067	100	2022	2,067	226,488
FGR	441	50	2022	220	24,107
FOP	180	30	2022	54	5,917
FOP	258	30	2022	77	8,437
PTO	300	5	2022	15	1,643
TOTALS	3,246			2,433	266,591

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,433	116.5000	110.68	269,284	2022	2022	0	0	0	1.00	99.00
1 SINGLE FAM 0% - 2024 Heated Area: 2067 HX Base Yr												



WAKULLA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE	266,591			
TOTAL MARKET OB/XF VALUE	52,378			
TOTAL LAND VALUE - MARKET	60,000			
TOTAL MARKET VALUE	378,969			
SOH/AGL Deduction	0			
ASSESSED VALUE	378,969			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	378,969			
TOTAL JUST VALUE	378,969			
NCON VALUE	43,776			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	330,557			

MM PRMT CK	6/12/23	-	PU	XFOBS
MM NEW SFR XFOB CO	4/11/2022			
SALE OR1261/241	UPDATED TO IMPROVED			
5 YR CHECK	NC			
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
23000059	POOL-CC	0	03/17/2023	
21001263	SFD-CO	0	12/06/2021	

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1261/0241	4/18/2022	WD Q	Q	I	01	376,500
GRANTOR: PRECISION HOME BUILDE						
GRANTEE: WATERS ANDRE & WEND						
1218/0470	7/12/2021	CR P	V	98		100
GRANTOR: PALMETTO OF WAKULLA C						
GRANTEE: PRECISION HOME BUIL						

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	0210	CONCRETE D	0	0	80	17	1,360.00	SF	6.00	6.00	100	2022	2022	3	97	7,915	
2	0211	CONCRETE W	0	0	0	0	118.00	SF	6.00	6.00	100	2022	2022	3	97	687	
3	0230	POOL, CONCR	0	0	32	16	512.00	SF	65.00	65.00	100	2024	2023	AV	100	33,280	
4	0209	CONCRETE P	0	0	0	0	622.00	SF	8.00	8.00	100	2024	2023	AV	100	4,976	
5	0955	PRIVACY FE	0	0	0	0	368.00	LF	15.00	15.00	100	2024	2023	AV	100	5,520	
6	0625	PORT WD UT	0	0	12	8	96.00	SF	0.00	0.00	100	2024	2023	AV	100	0	

BUILDING NOTES		
BLD DATE		
XF DATE		
INC DATE		
LGL DATE	10/06/2021	JS
LAND DATE		
AG DATE		

BUILDING DIMENSIONS		
BAS=[YR=2022] W21 PTO=[YR=2022] N9W30S10 E30 FOP=[YR=2022] W30S9E20 R2 U2 E4 R2 D2 E2N9S1 \$ S10W2 L2 U2 W4 L2 D2 W20N16W15S39E3S5E30 FOP=[YR=2022] W30S6E30N6\$ N5E12N3E21 FGR=[YR=2022] W21S21E21N21\$ N30\$.		

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	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	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000								