



ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	100	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		100	
Interior Floo	07	VYL	PLANK	100	
Heating Type	04	AIR	DUCTED	100	
Air Condition	03	CENTRAL		100	
Bedrooms			3	100	
Bathrooms			2.5	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	2,094	100	2022	2,094	218,604
FGR	477	50	2022	238	24,846
FOP	119	30	2022	36	3,758
FOP	302	30	2022	91	9,500
TOTALS	2,992			2,459	256,709

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%	- 2024		Heated Area: 2094		HX Base Yr 2024				

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			256,709
TOTAL MARKET OB/XF VALUE			5,331
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			322,040
SOH/AGL Deduction			0
ASSESSED VALUE			322,040
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			272,040
TOTAL JUST VALUE			322,040
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			317,204
MARRIAGE CERT OR 0358 P 533 - H5 - NEED SPOUSE INF			
2023 TRIM RETURNED COA			
MM PU NEW SFD AND XFOBS 0210 0211			
5-YR PRCL CHECK, NO CHANGE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000054	SFD-CO	0	03/24/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1284/0071	9/15/2022	WD Q	Q	I	01	385,600
GRANTOR: SOUTHERN COASTAL HOME						
GRANTEE: DANIEL CATHERINE						
1200/0274	3/24/2021	WD Q	Q	V	05	2,000,000
GRANTOR: PALMETTO OF WAKULLA C						
GRANTEE: SOUTHERN COASTAL HO						

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	100	53	16			848.00	SF	6.00	6.00	100	2022	2022	3	97	4,935	
2	0211	CONCRETE W	0	100	17	4			68.00	SF	6.00	6.00	100	2022	2022	3	97	396	

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

BUILDING DIMENSIONS	
BAS=[YR=2022] W31 S8 W11 S9 W10 FOP=[YR=2022] E10 N9 E11 N8 E1 N2 W22 S19\$ S16 E9 S4 E12 FGR=[YR=2022] W12 N4 W9 S25 E21 N21\$ S10 E17 FOP=[YR=2022] W17 S7 E17 N7\$ S11 E14 N58\$.	

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	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							