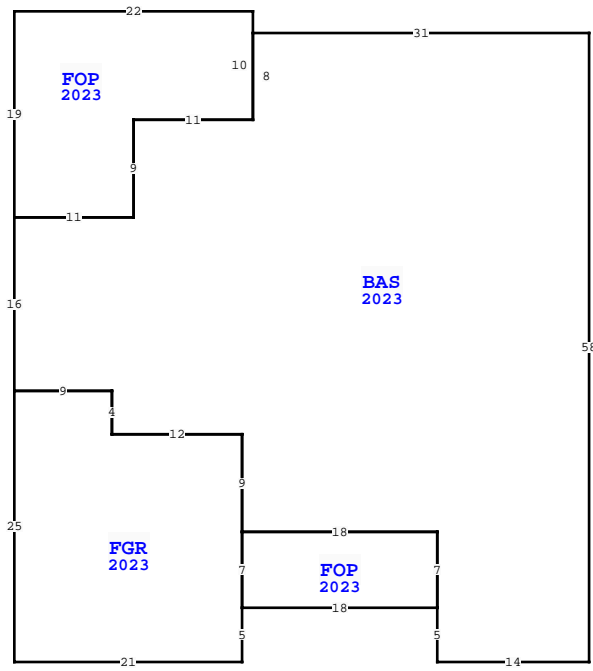


ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR SLAB 100		
Frame	02		WOOD FRAME 100		
Exterior Wall	05		HARDIE BRD 100		
Roof Structur	03		GABLE/HIP 100		
Roof Cover	03		COMP SHNGL 100		
Interior Wall	05		DRYWALL 100		
Interior Floor	07		VYL PLANK 80		
Interior Floor	14		CARPET 20		
Ceiling	09		9 FT 100		
Heating Type	13		HEAT PUMP 100		
Air Condition	13		HEAT PUMP 100		
Bedrooms			3 100		
Bathrooms			2.5 100		
Stories	1.		1. 100		
Units			0 100		
Condition Adj	12		AVERAGE 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	2,106	100	2023	2,106	225,890
FGR	477	50	2023	238	25,528
FOP	126	30	2023	38	4,076
FOP	319	30	2023	96	10,297
TOTALS	3,028			2,478	265,790

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	0%	- 2024									
				Heated Area: 2106								
					HX Base Yr							



WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		265,790		
TOTAL MARKET OB/XF VALUE		5,712		
TOTAL LAND VALUE - MARKET		60,000		
TOTAL MARKET VALUE		331,502		
SOH/AGL Deduction		0		
ASSESSED VALUE		331,502		
TOTAL EXEMPTION VALUE		0		
BASE TAXABLE VALUE		331,502		
TOTAL JUST VALUE		331,502		
NCON VALUE		271,502		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		55,000		
FR PU NCON & XFOBS 12-28-2023				
5-YR PRCL CHECK, NO CHANGE				
CREATED FROM PRCL 000-09932-003				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
OBN23-00026	SFD-CO	0	07/19/2023	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1348/0270	2/21/2024	WD Q	Q I 01	412,900
GRANTOR: SOUTHERN COASTAL HOME				
GRANTEE: GESLING FRED A. & S				
1200/0274	3/24/2021	WD Q	V 05	2,000,000
GRANTOR: PALMETTO OF WAKULLA C				
GRANTEE: SOUTHERN COASTAL HO				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2023;ORIG=-30,-40] E11 N9 E11 N8 E31 S58 W14 N5 N7 W18 N9 W12 N4 W9 N16 \$				
FOP=[YR=2023;ORIG=-30,-59] E22 S10 W11 S9 W11 N19 \$				
FGR=[YR=2023;ORIG=-30,-24] E9 S4 E12 S9 S7 S5 W21 N25 \$				
FOP=[YR=2023;ORIG=-9,-11] E18 S7 W18 N7 \$				

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	53	16	848.00	SF	6.00	6.00	100	2024	2023	AV	100	5,088	
2	0211	CONCRETE W	0	0	26	4	104.00	SF	6.00	6.00	100	2024	2023	AV	100	624	

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								