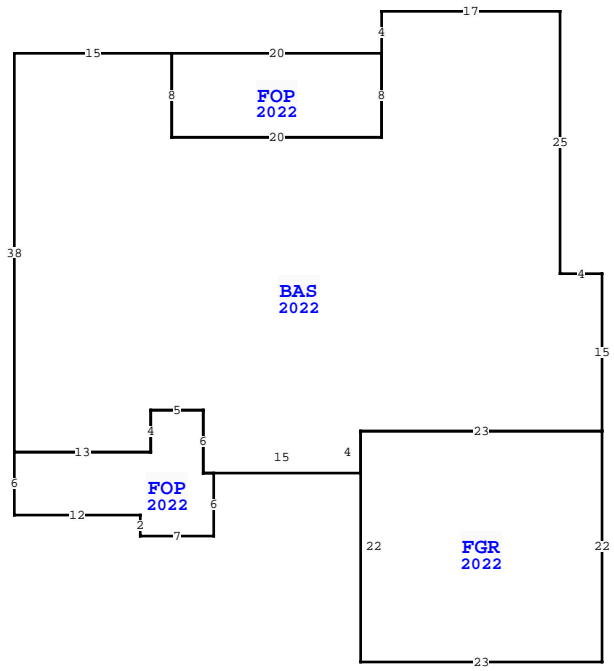




ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	100	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		100	
Interior Floor	07	VYL	PLANK	60	
Interior Floor	14	CARPET		40	
Heating Type	13	HEAT	PUMP	100	
Air Condition	13	HEAT	PUMP	100	
Bedrooms				4	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	1,916	100	2022	1,916	205,788
FGR	506	50	2022	253	27,174
FOP	146	30	2022	44	4,726
FOP	160	30	2022	48	5,156
TOTALS	2,728			2,261	242,843

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: 1916			HX Base Yr						



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION BY		STANDARD				
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE		242,843				
TOTAL MARKET OB/XF VALUE		5,966				
TOTAL LAND VALUE - MARKET		60,000				
TOTAL MARKET VALUE		308,809				
SOH/AGL Deduction		0				
ASSESSED VALUE		308,809				
TOTAL EXEMPTION VALUE		0				
BASE TAXABLE VALUE		308,809				
TOTAL JUST VALUE		308,809				
NCON VALUE		0				
INCOME VALUE						
PREVIOUS YEAR MKT VALUE		303,993				
COA PER NCOA REPORT						
MM 2023 NEW SFR XFOBS CO 10/16/2022						
5-YR PRCL CHECK, NO CHANGE						
CREATED FROM PARCEL 000-09932-003						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
22000161	SFD-CO	0	06/09/2022			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1302/0681	2/27/2023	WD Q	Q	I	01	368,000
GRANTOR: SOUTHERN COASTAL HOME						
GRANTEE: BOYER WILLIAM B & M						
1200/0274	3/24/2021	WD Q	Q	V	05	2,000,000
GRANTOR: PALMETTO OF WAKULLA C						
GRANTEE: SOUTHERN COASTAL HO						
						BUILDING NOTES
						BUILDING DIMENSIONS
BAS=[YR=2022] W17S4 FOP=[YR=2022] W20S8E20 N8S S8W20N8W15S38E13N4E5S6 FOP=[YR=2022] N6W5S4W13S6E12S2E7N6W1 S E15N4E23 FGR=[YR=2022] W23S22E23 N22S N15W4N25S.						

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	17	901.00	SF	6.00	6.00	100	2022	2022	3	97	5,244	
2	0211	CONCRETE W	0	0	31	4	124.00	SF	6.00	6.00	100	2022	2022	3	97	722	

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	DPHT 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								