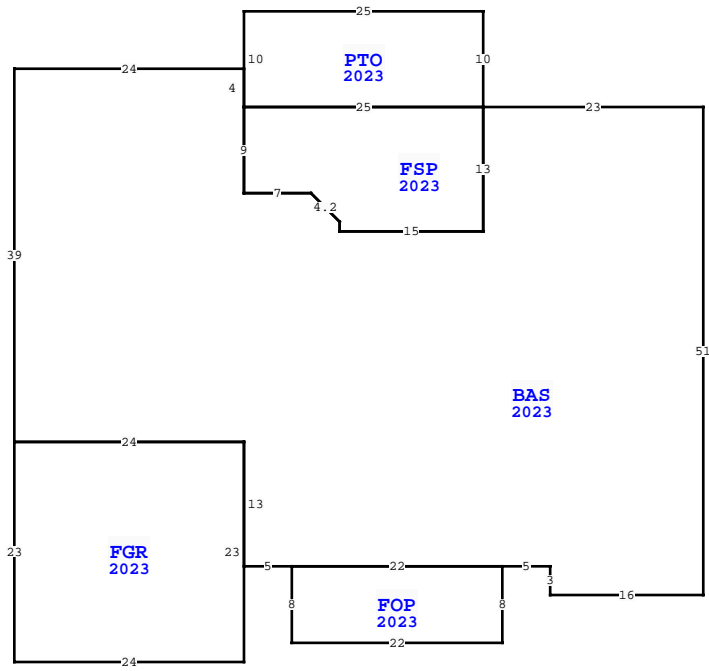


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	05	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	07	VYL PLANK	50
Interior Floor	14	CARPET	50
Ceiling	10	10 FT	100
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	100
Bedrooms		4	100
Bathrooms		3	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	418.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,999	100	2023
FGR	552	50	2023
FOP	176	30	2023
FSP	290	55	2023
PTO	250	5	2023
TOTALS	4,267		

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: 2999				HX Base Yr 2024					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			378,700
TOTAL MARKET OB/XF VALUE			16,917
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			455,617
SOH/AGL Deduction			66,607
ASSESSED VALUE			389,010
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			339,010
TOTAL JUST VALUE			455,617
NCON VALUE			395,617
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			55,000
FR PU SFD; XFOBS NCON 10-02-2023; LH 12/5/23			
DELETED SFD PRMT WAS FOR SHELBY CIR			
LOT 28 NEW SUB FROM 09932-004			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
23000127	SFD-CO	0	03/14/2023
21000210	SFD	0	03/10/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1324/0749	8/11/2023	WD Q	Q	I	01	569,900
GRANTOR: HARTSFIELD CONSTRUCTI						
GRANTEE: BANKS KEVIN D & DAJ						
1228/0184	9/13/2021	WD Q	Q	V	05	715,000
GRANTOR: PALMETTO II OF WAKULL						
GRANTEE: HARTSFIELD CONSTRUC						

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	0	2,098.00	SF	6.00	6.00	100	2024	2023	AV	100	12,588	
2	0211	CONCRETE W	0	100	26	104.00	SF	6.00	6.00	100	2024	2023	AV	100	624	
3	0955	PRIVACY FE	0	100	0	247.00	LF	15.00	15.00	100	2024	2023	AV	100	3,705	
4	0625	PORT WD UT	0	100	13	260.00	SF	0.00	0.00	100	2024	2023	AV	100	0	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
		10/22/2021	PB

BUILDING NOTES	
BAS=[YR=2023;ORIG=80,11] S1 E15 N13 E23 S51 W16 N3 W5 W22 W5 N13 W24 N39 E24 S4 S9 E7 D3R3 \$	
FGR=[YR=2023;ORIG=46,34] E24 S23 W24 N23 \$	
FOP=[YR=2023;ORIG=75,47] E22 S8 W22 N8 \$	
FSP=[YR=2023;ORIG=80,11] S1 E15 N13 W25 S9 E7 D3R3 \$	
PTO=[YR=2023;ORIG=70,-11] E25 S10 W25 N10 \$	

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								