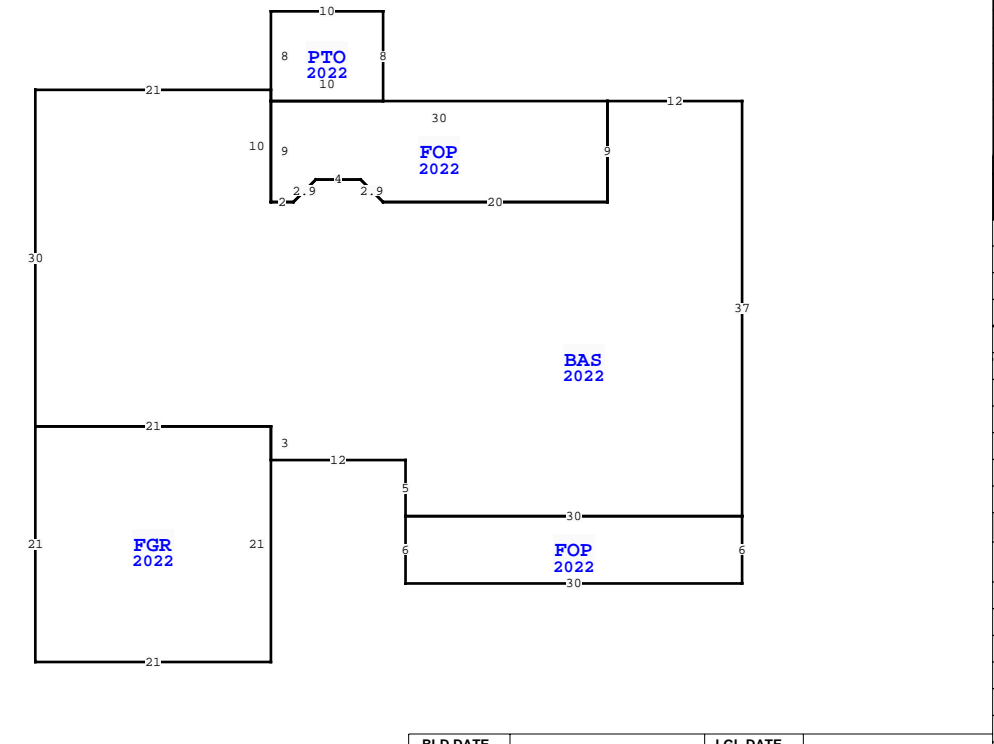


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	05	WOOD FRAME 100
Exterior Wall	02	HARDIE BRD 90
Exterior Wall	11	AVERAGE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	VYL PLANK 60
Interior Floo	14	CARPET 40
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	2,221	112.1000	106.50	236,536	2022	2022	0	0	0	1.00	99.00		



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		234,171	
TOTAL MARKET OB/XF VALUE		18,648	
TOTAL LAND VALUE - MARKET		60,000	
TOTAL MARKET VALUE		312,819	
SOH/AGL Deduction		33,342	
ASSESSED VALUE		279,477	
TOTAL EXEMPTION VALUE		HX HB VX 55,000	
BASE TAXABLE VALUE		224,477	
TOTAL JUST VALUE		312,819	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		308,423	
PORT FROM OKEECHOBEE - DONAHUE			
PERMIT PU FENCE & UTL BLDG CC 11/1/2022			
MM PU NEW SFD XFOB 0210X4 0211			
LOT 45 NEW SUB FROM 09932-004			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000920	SHED-CC	0	09/15/2022
22000298	SFD-CO	0	04/11/2022

EXTRA FEATURES					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,866	100	2022	1,866	196,742
FGR	441	50	2022	220	23,196
FOP	180	30	2022	54	5,693
FOP	258	30	2022	77	8,119
PTO	80	5	2022	4	422
TOTALS	2,825			2,221	234,171

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1278/0371	8/15/2022	WD Q	Q	I	01	348,200
GRANTOR: PRECISION HOME BUILDE						
GRANTEE: DONAHUE CHARLES & G						
1253/0556	2/28/2022	CD U	V	11		100
GRANTOR: PALMETTO II OF WAKULL						
GRANTEE: PRECISION HOME BUIL						

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	48	16	768.00	SF	6.00	6.00	100	2022	2022	3	97	4,470	
2	0210	CONCRETE D	0	100	96	11	1,056.00	SF	6.00	6.00	100	2022	2022	3	97	6,146	
3	0210	CONCRETE D	0	100	30	9	270.00	SF	6.00	6.00	100	2022	2022	3	97	1,571	
4	0210	CONCRETE D	0	100	0	0	195.00	SF	6.00	6.00	100	2022	2022	3	97	1,135	
5	0211	CONCRETE W	0	100	41	4	164.00	SF	6.00	6.00	100	2022	2022	3	97	954	
6	0955	PRIVACY FE	0	100	0	0	216.00	LF	15.00	15.00	100	2022	2022	3	99	3,208	
7	0625	PORT WD UT	0	100	20	10	200.00	SF	6.00	6.00	100	2022	2022	3	97	1,164	
TOTAL OB/XF 18,648																	

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

BUILDING NOTES	
BAS=[YR=2022] W12 S9 W20 L2 U2 W4 L2 D2 W2 FOP=[YR=2022] E2 R2 U2 E4 R2 D2 E20 N9 W30 PTO=[YR=2022] E10 N8 W10 S8\$ S9\$ N10 W21 S30 E21 FGR=[YR=2022] W21 S21 E21 N21\$ S3 E12 S5 E30 FOP=[YR=2022] W30 S6 E30 N6\$ N37\$.	

LAND DESCRIPTION		TOTAL OB/XF 18,648																						
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							