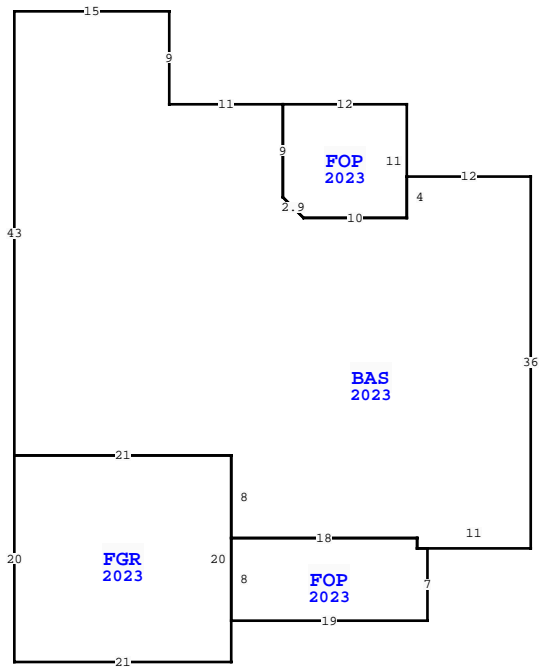


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Foundation	02 CONCR SLAB 100
Frame	02 WOOD FRAME 100
Exterior Wall	05 HARDIE BRD 90
Exterior Wall	11 AVERAGE 10
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	07 VYL PLANK 50
Interior Floo	14 CARPET 50
Ceiling	09 9 FT 100
Heating Type	13 HEAT PUMP 100
Air Condition	13 HEAT PUMP 100
Bedrooms	3 100
Bathrooms	2 100
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	429.00 1.00/
AREA TYPE	TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE
BAS	1,864 100 2023 1,864 201,349
FGR	420 50 2023 210 22,684
FOP	130 30 2023 39 4,213
FOP	151 30 2023 45 4,861
TOTALS	2,565 2,158 233,107

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,158	113.7000	108.02	233,107	2023	2023	0	0	0.00	100.00	
1 SINGLE FAM 0% - 2024 Heated Area: 1864 HX Base Yr												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	233,107		
TOTAL MARKET OB/XF VALUE	5,214		
TOTAL LAND VALUE - MARKET	50,000		
TOTAL MARKET VALUE	288,321		
SOH/AGL Deduction	19,750		
ASSESSED VALUE	268,571		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	268,571		
TOTAL JUST VALUE	288,321		
NCON VALUE	238,321		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	50,000		
FR PU NCON & XFOBS 12-07-2023; LH 12/12/23			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B23-000721	SFD-CO	0	06/19/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1366/0382	6/20/2024	WD Q	Q	I	01	372,000
GRANTOR: CAJER POSEY LLC						
GRANTEE: REYNOLDS CARMEN E						
1205/0841	4/27/2021	PR U	V	19		1,540,400
GRANTOR: CARTER DONNA J PER RE						
GRANTEE: CAJER POSEY, LLC						

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	0			781.00 SF 6.00	6.00	100	2024	2023	AV	100	4,686
2	0211	CONCRETE W	0	0	22	4		88.00 SF 6.00	6.00	100	2024	2023	AV	100	528

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2023;ORIG=100,10] N9 W11 N9 W15 S43 E21 S8 E18 S1 E11 N36 W12 S4 W10 U2L2 \$	
FGR=[YR=2023;ORIG=74,35] E21 S20 W21 N20 \$	
FOP=[YR=2023;ORIG=95,43] E18 S1 E1 S7 W19 N8 \$	
FOP=[YR=2023;ORIG=100,10] N9 E12 S11 W10 U2L2 \$	

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	50,000.00	50,000.00	50,000							