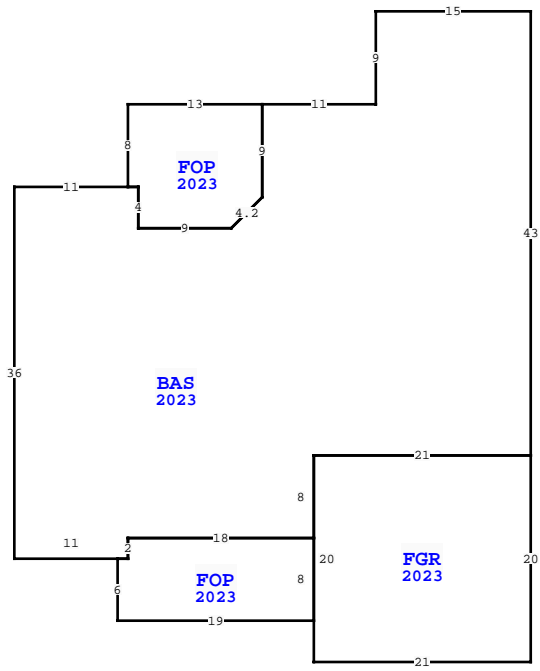




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 90				
11	AVERAGE 10				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
07	VYL PLANK 50				
14	CARPET 50				
10	10 FT 100				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
1.1	1. 100				
0	0 100				
12	AVERAGE 100				
03	AVERAGE				
0100	SINGLE FAMILY				
1	MKT AREA	10			
429.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,854	100	2023	1,854	200,436
FGR	420	50	2023	210	22,703
FOP	148	30	2023	44	4,757
FOP	150	30	2023	45	4,865
TOTALS	2,572			2,153	232,761

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: 1854			HX Base Yr 2024				



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			232,761
TOTAL MARKET OB/XF VALUE			10,464
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			303,225
SOH/AGL Deduction			0
ASSESSED VALUE			303,225
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			253,225
TOTAL JUST VALUE			303,225
NCON VALUE			243,225
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			50,000
FR NCON & XFOBS 10-03-2023			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
23000178	SFD-CO	0	03/28/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1327/0584	8/28/2023	WD Q	Q	I	01	362,700
GRANTOR: CAJER POSEY, LLC						
GRANTEE: SOTOLONGO RICARDO &						
1205/0841	4/27/2021	PR U	V	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	100	0	781.00	SF	6.00	6.00	100	2024	2023	AV	100	4,686	
2	0211	CONCRETE W	0	100	22	88.00	SF	6.00	6.00	100	2024	2023	AV	100	528	
3	0955	PRIVACY FE	0	100	0	350.00	LF	15.00	15.00	100	2024	2023	AV	100	5,250	

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

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2023;ORIG=-30,-10] E11 E1 S4 E9 U3R3 N9 E11 N9 E15 S43 W21 S8 W18 S2 W11 N36 \$	
FGR=[YR=2023;ORIG=-1,16] E21 S20 W21 N20 \$	
FOP=[YR=2023;ORIG=-19,24] E18 S8 W19 N6 E1 N2 \$	
FOP=[YR=2023;ORIG=-19,-18] E13 S9 D3L3 W9 N4 W1 N8 \$	

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							