

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	05	HARDIE BRD	80
Exterior Wall	20	FACE BRICK	20
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	11	CLAY TILE	50
Interior Floo	14	CARPET	50
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		4	100
Bathrooms		3	100
Story Height		0	100
Stories	1.	1.	100
Units		0	100
Quality	07	GOOD	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	2	MKT AREA	10
NEIGHBORHOOD/LOC	307.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,209	100	2006
FGR	483	50	2009
FOP	168	30	2006
FSP	188	55	2006
PTO	152	5	2006
TOTALS	3,200		

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%	- 2022								
Heated Area: 2209						HX Base Yr 2022					
BLD DATE	06/08/2017	FRSR	LGL DATE	04/12/2009	JBBH						
XF DATE	06/08/2017	FRSR	LAND DATE								
INC DATE			AG DATE								

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY	STANDARD					
Tax Group: 3	Tax Dist:					
BUILDING MARKET VALUE	291,569					
TOTAL MARKET OB/XF VALUE	4,186					
TOTAL LAND VALUE - MARKET	55,000					
TOTAL MARKET VALUE	350,755					
SOH/AGL Deduction	0					
ASSESSED VALUE	350,755					
TOTAL EXEMPTION VALUE	50,000			HX HB		
BASE TAXABLE VALUE	300,755					
TOTAL JUST VALUE	350,755					
NCON VALUE	0					
INCOME VALUE						
PREVIOUS YEAR MKT VALUE	364,656					
NAME ADDR LINE UPDATE CONV						
5 YR PRCL CK N/C						
5 YR PRCL CH, N/C						
QUAL						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
2006441	SFD	0	03/09/2006			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1225/0378	8/19/2021	WD	Q	I	01	380,000
GRANTOR: EVANS MARTINA						
GRANTEE: COMERFORD RICHARD D						
0675/0874	9/14/2006	WD	Q	I		318,400
GRANTOR: WAKULLA BUILDERS LLC						
GRANTEE: EVANS MARTINA						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2006] W19 PTO=[YR=2006] N8 W19 S8 E19\$ FSP=[YR=2006] W19 S7 E8 S5 E11 N12\$ S12 W11 N5 W8 N10 W24 S28 FGR=[YR=2009] S23 E21 N23 W21\$ E21 S17 FOP=[YR=2006] S6 E28 N6 W28\$ E28 S6 E13 N48\$.						

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	0130	FIRE PLACE	0	100	0	1.00	UT	1,300.00	1,300.00	100	2006	2006	3	66	858	
2	0210	CONCRETE D	0	100	0	1,838.00	SF	6.00	6.00	100	2006	2006	3	27	2,978	
3	0211	CONCRETE W	0	100	54	216.00	SF	6.00	6.00	100	2006	2006	3	27	350	
TOTALS												3,200		2,612	291,569	

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	55,000.00	55,000.00	55,000							