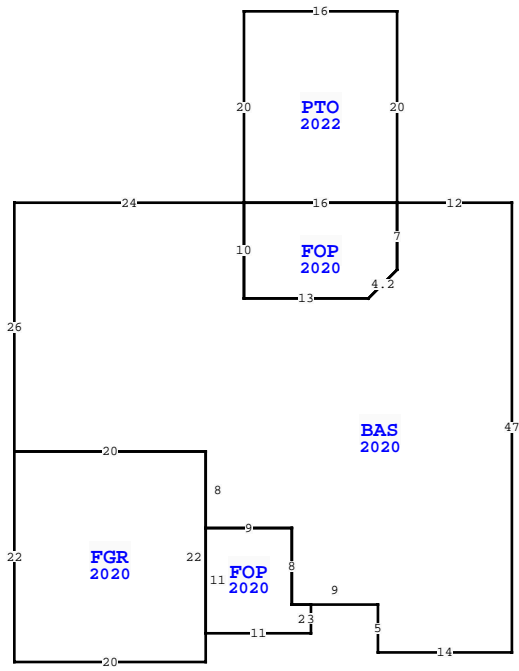


BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	05	HARDIE BRD 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	12	HARDWOOD 70			
Interior Floo	14	CARPET 30			
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			
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	2	MKT AREA 10			
NEIGHBORHOOD/LOC	402.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,707	100	2020	1,707	182,634
FGR	440	50	2020	220	23,538
FOP	105	30	2020	32	3,424
FOP	156	30	2020	47	5,028
PTO	320	5	2022	16	1,712
TOTALS	2,728			2,022	216,336

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			223,027	2020	2020	0	0	3.00	97.00
Heated Area: 1707 HX Base Yr 2022											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			216,336
TOTAL MARKET OB/XF VALUE			27,948
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			304,284
SOH/AGL Deduction			13,733
ASSESSED VALUE			290,551
TOTAL EXEMPTION VALUE			100,000
BASE TAXABLE VALUE			190,551
TOTAL JUST VALUE			304,284
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			287,259
NEW POOL - CC DEC2021			
MM PERMIT CK; PU NEW TRAVERSE; PU XFOBS			
2022 HX & SX APP			
FEATURES, CHG PRCL AND LAND CODES			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000526	SWIMMING POOL-CC	0	06/24/2021
20000509	SFD-CO	0	06/29/2020
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD SALE PRICE
1188/0308	1/08/2021	WD Q	I 01 267,900
GRANTOR: PITMANS CUSTOM CONSTR			
GRANTEE: BENNETT MARK R & PA			
1151/0499	5/15/2020	WD Q	V 05 270,000
GRANTOR: CHADWICK ESTATES OF W			
GRANTEE: PITMANS CUSTOM CONS			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=2020] W12 S7 D3 L3 W13 N10 FOP=[YR=2020] S10 E13 R3 U3 N7 W16\$ PTO=[YR=2022] E16 N20 W16 S20\$ W24 S26 E20 FGR=[YR=2020] W20 S22 E20 N22\$ S8 E9 S8 FOP=[YR=2020] N8 W9 S11 E11 N3 W2\$ E9 S5 E14 N47\$.			

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	53	17			6.00	100	2020	2020	3	89	4,811	
2	0211	CONCRETE W	0	100	14	4			6.00	100	2020	2020	3	89	299	
3	0220	POOL VINYL	0	100	24	12			60.00	100	2022	2022	3	97	16,762	
4	0211	CONCRETE W	0	100	0	0			6.00	100	2022	2022	3	97	2,631	
5	0955	PRIVACY FE	0	100	0	0			15.00	100	2022	2022	3	99	3,445	
TOTALS															27,948	

LAND DESCRIPTION																								
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							