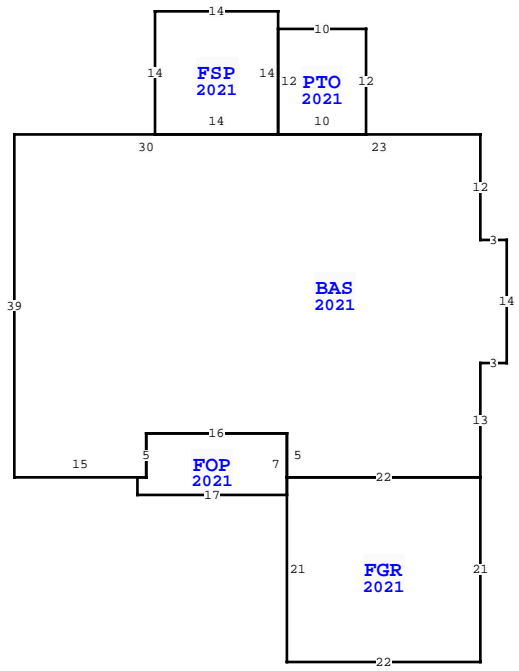




ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	07	VYL PLANK 90
Interior Floor	11	CLAY TILE 10
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		4 100
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		
1	SINGLE FAM	100%	- 2022									Heated Area: 2029	HX Base Yr 2022



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	2,029	100	2021	2,029	209,302
FGR	462	50	2021	231	23,829
FOP	114	30	2021	34	3,507
FSP	196	55	2021	108	11,141
PTO	120	5	2021	6	619
TOTALS	2,921			2,408	248,397

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	61	12	732.00	SF	6.00	6.00	100	2021	2021	3	93	4,085	
2	0211	CONCRETE W	0	100	35	5	175.00	SF	6.00	6.00	100	2021	2021	3	93	977	
3	0955	PRIVACY FE	0	100	0	0	280.00	LF	15.00	15.00	100	2021	2021	3	98	4,116	

BLD DATE		09/03/2021	MMLB	LGL DATE	
XF DATE		09/03/2021	MMLB	LAND DATE	09/03/2021 MMLB
INC DATE				AG DATE	

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			248,397
TOTAL MARKET OB/XF VALUE			9,178
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			317,575
SOH/AGL Deduction			31,232
ASSESSED VALUE			286,343
TOTAL EXEMPTION VALUE	HX HB WX		55,000
BASE TAXABLE VALUE			231,343
TOTAL JUST VALUE			317,575
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			300,368

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000426	SFD-CO	0	04/28/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / V	I / I	RSN CD	SALE PRICE
1227/0693	9/08/2021	WD Q	Q	I	01	343,600

GRANTOR: HARTSFIELD CONSTRUCTI
GRANTEE: BOWDEN SUSAN D
1188/0625 1/14/2021 WD Q V 05 405,000
GRANTOR: CHADWICK ESTATES OF W
GRANTEE: HARTSFIELD CONSTRUC

BUILDING DIMENSIONS													
BAS=[YR=2021] W23 PTO=[YR=2021] E10 N12 W10 S12\$													
FSP=[YR=2021] N14 W14 S14 E14\$ W30 S39 E15 N5 E16													
FOP=[YR=2021] W16 S5 W1 S2 E17 N7\$ S5 E22 FGR=[YR=2021] W22													
S21 E22 N21 \$ N13 E3 N14 W3 N12\$.													

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	DPHT 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							