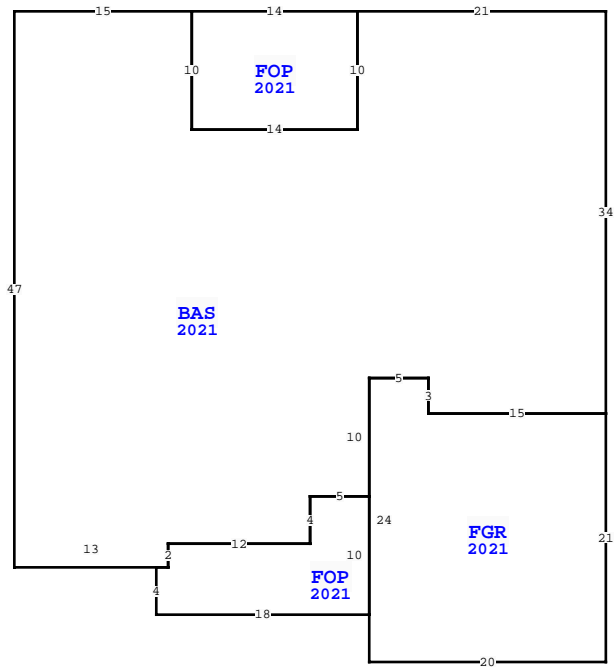


ELEMENT		BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD	CD	CONSTRUCTION	CD	CONSTRUCTION
Foundation	02	02	CONCR SLAB 100		
Frame	02	02	WOOD FRAME 100		
Exterior Wall	05	05	HARDIE BRD 100		
Roof Structur	03	03	GABLE/HIP 100		
Roof Cover	03	03	COMP SHNGL 100		
Interior Wall	05	05	DRYWALL 100		
Interior Floor	12	12	HARDWOOD 70		
Interior Floor	14	14	CARPET 30		
Heating Type	04	04	AIR DUCTED 100		
Air Condition	03	03	CENTRAL 100		
Bedrooms			3 100		
Bathrooms			2 100		
Story Height			0 100		
Stories	1.	1.	1. 100		
Units			0 100		
Quality	03	03	AVERAGE		
DOR CODE	0100	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	1,881	100	2021	1,881	203,325
FGR	435	50	2021	218	23,564
FOP	126	30	2021	38	4,107
FOP	140	30	2021	42	4,540
TOTALS	2,582			2,179	235,537

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: 1881						HX Base Yr 2022					
											
BLD DATE	05/06/2021	MMLB	LGL DATE	05/06/2021	MMLB						
XF DATE	05/06/2021	MMLB	LAND DATE	05/06/2021	MMLB						
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				235,537		
TOTAL MARKET OB/XF VALUE				4,900		
TOTAL LAND VALUE - MARKET				60,000		
TOTAL MARKET VALUE				300,437		
SOH/AGL Deduction				17,397		
ASSESSED VALUE				283,040		
TOTAL EXEMPTION VALUE				50,000		
BASE TAXABLE VALUE				233,040		
TOTAL JUST VALUE				300,437		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				283,039		
PU NEW SFD; XFOB'S CO 4-26-2021 MMLB						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
20000513	SFD-CO	0	07/21/2020			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1211/0608	5/28/2021	WD Q	Q	I	01	299,900
GRANTOR: PITMANS CUSTOM CONSTR						
GRANTEE: NEGRON REBEKAH & MO						
1151/0521	5/15/2020	WD Q	Q	V	05	270,000
GRANTOR: CHADWICK ESTATES OF W						
GRANTEE: PITMANS CUSTOM CONS						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2021] W21 S10 W14 N10 FOP=[YR=2021] S10 E14 N10 W14\$ W15 S47 E13 N2 E12 N4 E5 FOP=[YR=2021] W5 S4 W12 S2 W1 S4 E18 N10\$ N10 E5 S3 E15 FGR=[YR=2021] W15 N3 W5 S24 E20 N21\$ N34\$.						

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	52	16			832.00	SF	6.00	6.00	100	2021	2021	3	93	4,643	
2	0211	CONCRETE W	0	100	0	0			46.00	SF	6.00	6.00	100	2021	2021	3	93	257	

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	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							