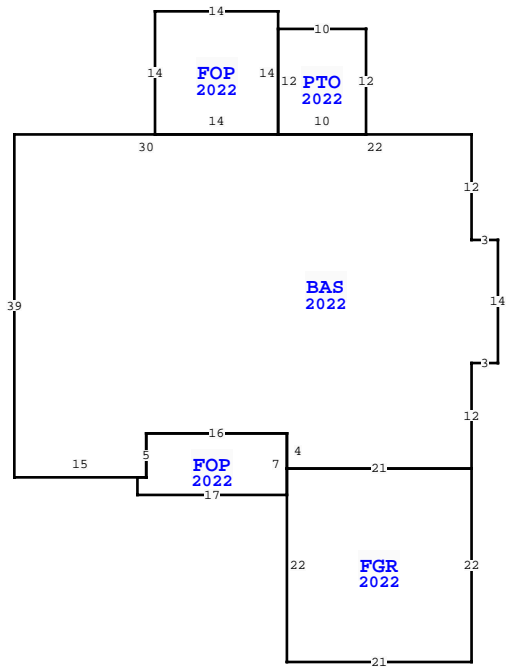




ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame	05		WOOD	FRAME 100	
Exterior Wall	05		HARDIE	BRD 100	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	03		COMP SHNGL	100	
Interior Wall	05		DRYWALL	100	
Interior Floo	07		VYL PLANK	100	
Heating Type	04		AIR DUCTED	100	
Air Condition	03		CENTRAL	100	
Bedrooms			4	100	
Bathrooms			2.5	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	1,969	100	2022	1,969	209,258
FGR	462	50	2022	231	24,550
FOP	114	30	2022	34	3,614
FOP	196	30	2022	59	6,271
PTO	120	5	2022	6	638
TOTALS	2,861			2,299	244,330

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%	- 2023		Heated Area: 1969					HX Base Yr 2023	



WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	244,330			
TOTAL MARKET OB/XF VALUE	6,292			
TOTAL LAND VALUE - MARKET	60,000			
TOTAL MARKET VALUE	310,622			
SOH/AGL Deduction	11,082			
ASSESSED VALUE	299,540			
TOTAL EXEMPTION VALUE	HX HB	50,000		
BASE TAXABLE VALUE	249,540			
TOTAL JUST VALUE	310,622			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	290,816			
MM P/U NEW SFD, XFOBS, C/O 1/19/2022				
5YR CHK NO CHANGE				
NEW SUBD CREATED FROM PARENT PRCL 09946-000				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
21000457	SFD-CO	0	08/04/2021	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1249/0098	1/28/2022	WD Q	I 01	346,000
GRANTOR: HARTSFIELD CONSTRUCTI				
GRANTEE: RHODES CHRISTOPHER				
1188/0625	1/14/2021	WD Q	V 05	405,000
GRANTOR: CHADWICK ESTATES OF W				
GRANTEE: HARTSFIELD CONSTRUC				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2022] W22 PTO=[YR=2022] E10 N12 W10 S12\$ FOP=[YR=2022] N14 W14 S14 E14\$ W30 S39 E15 N5 E16 FOP=[YR=2022] W16 S5 W1 S2 E17 N7\$ S4 E21 FGR=[YR=2022] W21 S22 E21 N22\$ N12 E3 N14 W3 N12\$.				

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		901.00	SF	6.00				6.00	100	2022	2022	3	97	5,244	
2	0211	CONCRETE W	0	100	45	4		180.00	SF	6.00				6.00	100	2022	2022	3	97	1,048	

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							