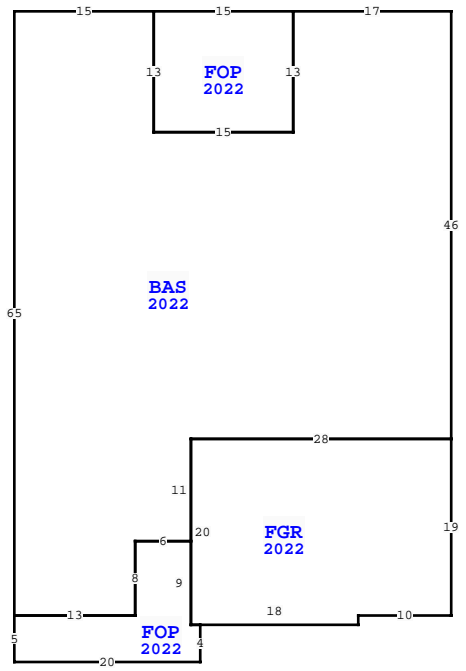




ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR SLAB 100		
Frame	02		WOOD FRAME 100		
Exterior Wall	05		HARDIE BRD 80		
Exterior Wall	11		AVERAGE 20		
Roof Structur	03		GABLE/HIP 100		
Roof Cover	03		COMP SHNGL 100		
Interior Wall	05		DRYWALL 100		
Interior Floo	07		VYL PLANK 70		
Interior Floo	14		CARPET 30		
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	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	2,280	100	2022	2,280	241,656
FGR	550	50	2022	275	29,148
FOP	147	30	2022	44	4,664
FOP	195	30	2022	58	6,147
TOTALS	3,172			2,657	281,613

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: 2280											
HX Base Yr 2023											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE			281,613
TOTAL MARKET OB/XF VALUE			7,235
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			348,848
SOH/AGL Deduction			9,781
ASSESSED VALUE			339,067
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			289,067
TOTAL JUST VALUE			348,848
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			329,191
22 PORT FROM PALM BEACH - ANDRADE & NETEL			
MM PU NEW SFD, XFOBS, C/O 2/15/2022			
COA PER NCOA REPORT			
5 YR CHK NO CHANGE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000832	SFD-CO	0	08/20/2021
20000891	SFD	0	09/29/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1253/0159	2/23/2022	WD Q	Q	I	01	415,900
GRANTOR: D R HORTON INC						
GRANTEE: ANDRADE ANDRES WOOD						
1194/0522	2/22/2021	WD Q	Q	V	05	2,665,000
GRANTOR: PITMANS CUSTOM CONSTR						
GRANTEE: D.R. HORTON, INC						

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	58	17			986.00	SF	6.00	2022	2022	3	97	5,739
2	0210	CONCRETE D	0	100	0	0			225.00	SF	6.00	2022	2022	3	97	1,310
3	0211	CONCRETE W	0	100	8	4			32.00	SF	6.00	2022	2022	3	97	186

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2022] W17 S13 W15 FOP=[YR=2022] E15 N13 W15 S13\$ N13 W15 S65 E13 N8 E6 N11 E28 FGR=[YR=2022] W28 S20 FOP=[YR=2022] N9 W6 S8 W13 S5 E20 N4 W1\$ E18 N1 E10 N19\$ N46 \$.

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							