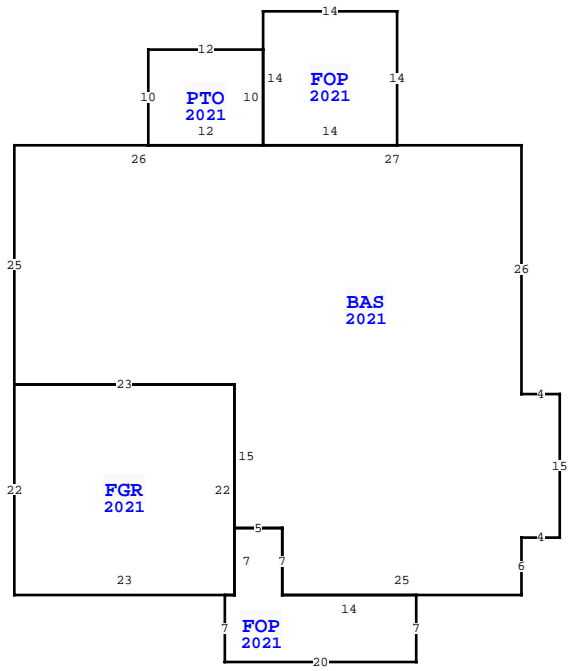




ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB 100		
Frame	05	WOOD	FRAME 100		
Exterior Wall	02	HARDIE	BRD 100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	07	VYL PLANK	60		
Interior Floor	14	CARPET	40		
Heating Type	04	AIR DUCTED	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	2,010	100	2021	2,010	209,961
FGR	506	50	2021	253	26,428
FOP	175	30	2021	52	5,432
FOP	196	30	2021	59	6,163
PTO	120	5	2021	6	627
TOTALS	3,007			2,380	248,610

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			253,684	2021	2021	0	0	2.00	98.00
Heated Area: 2010 HX Base Yr 2022											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		248,610	
TOTAL MARKET OB/XF VALUE		54,046	
TOTAL LAND VALUE - MARKET		60,000	
TOTAL MARKET VALUE		362,656	
SOH/AGL Deduction		17,047	
ASSESSED VALUE		345,609	
TOTAL EXEMPTION VALUE		13 HX HB VX 345,609	
BASE TAXABLE VALUE		0	
TOTAL JUST VALUE		362,656	
NCON VALUE		34,776	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		301,822	
EMAILED ESCROW LETTER PER CITIZEN RQST.			
FR PRMT CK PU XFOBS			
PU GEN CC B23-1081			
10/18/2023 FR LEFT DOOR HANGER			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B23-001081	GENERATOR-CC	0	10/06/2023
B23-000860	POOL-CC	0	08/04/2023
21000598	SFD-CO	0	06/10/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1233/0598	10/15/2021	WD Q	Q	I	01	360,900
GRANTOR: HARTSFIELD CONSTRUCTI						
GRANTEE: CLARK DAVID & CHRIS						
1208/0259	5/11/2021	WD Q	Q	V	01	45,000
GRANTOR: CHADWICK ESTATES OF W						
GRANTEE: HARTSFIELD CONSTRUC						

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	17	1,037.00	SF	6.00	6.00	100	2021	2021	3	93	5,786	
2	0211	CONCRETE W	0	100	0	0	47.00	SF	6.00	6.00	100	2021	2021	3	93	262	
3	0955	PRIVACY FE	0	100	0	0	294.00	LF	15.00	15.00	100	2021	2021	3	98	4,322	
4	0157	GENERATOR	0	100	0	0	1.00	UT	8,900.00	8,900.00	100	2024	2023		100	8,900	
5	0220	POOL VINYL	0	100	16	32	512.00	SF	60.00	60.00	100	2024	2023	AV	100	30,720	
6	0211	CONCRETE W	0	100	0	0	596.00	SF	6.00	6.00	100	2024	2023	AV	100	3,576	
7	0211	CONCRETE W	0	100	20	4	80.00	SF	6.00	6.00	100	2024	2023	AV	100	480	
TOTALS															54,046		

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							