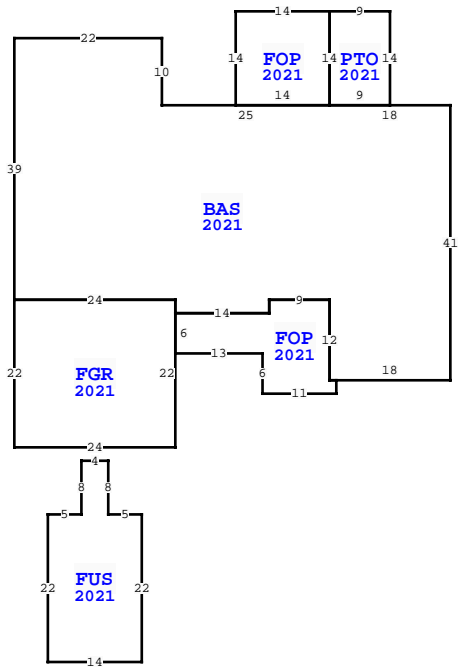




ELEMENT		CD	CONSTRUCTION
Foundation	02	CONCR	SLAB 100
Frame	02	WOOD	FRAME 100
Exterior Wall	05	HARDIE	BRD 90
Exterior Wall	11	AVERAGE	10
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP	SHNGL 100
Interior Wall	05	DRYWALL	100
Interior Floo	07	VYL	PLANK 60
Interior Floo	14	CARPET	40
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms			5 100
Bathrooms			3.5 100
Story Height			0 100
Stories	1.5		1.5 100
Units			0 100
Quality	03	AVERAGE	
DOR CODE	0100	SINGLE	FAMILY
MAP NUM	2	MKT AREA	10
NEIGHBORHOOD/LOC	402.00		1.00/

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	3,083	113.1000	107.44	331,238	2021	2021	0	0	2.00	98.00		
1 SINGLE FAM 100% - 2022 Heated Area: 2689 HX Base Yr 2022													



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,349	100	2021	2,349	247,329
FGR	528	50	2021	264	27,797
FOP	196	30	2021	59	6,212
FOP	218	30	2021	65	6,844
FUS	340	100	2021	340	35,799
PTO	126	5	2021	6	632
TOTALS	3,757			3,083	324,613

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	69	17	1,173.00	SF	6.00	6.00	100	2021	2021	3	93	6,545	
2	0210	CONCRETE D	0	100	0	0	555.00	SF	6.00	6.00	100	2021	2021	3	93	3,097	
3	0211	CONCRETE W	0	100	30	4	120.00	SF	6.00	6.00	100	2021	2021	3	93	670	

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							

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE			324,613
TOTAL MARKET OB/XF VALUE			10,312
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			394,925
SOH/AGL Deduction			63,615
ASSESSED VALUE			331,310
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			281,310
TOTAL JUST VALUE			394,925
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			378,695
MM OWNER REQUEST CHANGE BEDRM 5 UPDATE PLOT			
2022 PORT FROM 00-00-089-000-11617-000			
PU NEW SFD; XFOB'S C/O 12-17-21			
NEW SUBD CREATED FROM PARENT PRCL 09946-000			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000217	SOLAR PANELS-CC	0	07/05/2022
21000596	SFD-CO	0	06/10/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1245/0478	12/28/2021	WD Q	Q	I	01	424,900
GRANTOR: HARTSFIELD CONSTRUCTI						
GRANTEE: CASTINEIRA JOHN A &						
1208/0581	5/11/2021	WD Q	Q	V	05	405,000
GRANTOR: CHADWICK ESTATES OF W						
GRANTEE: HARTSFIELD CONSTRUC						

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=2021] W18 PTO=[YR=2021] E9N14 W9 S14\$ FOP=[YR=2021] N14 W14 S14 E14\$ W25 N10 W22 S39 E24 FGR=[YR=2021] W24 S22 PTR=S10 E5 FUS=[YR=2021] S22 E14 N22W5 N8 W4S8W5\$ W5 N10\$ E24 N22\$ S2 E14 N2 E9 FOP=[YR=2021] W9 S2 W14 S6 E13 S6 E11N2 W1 N12S12 E18 N41\$.													