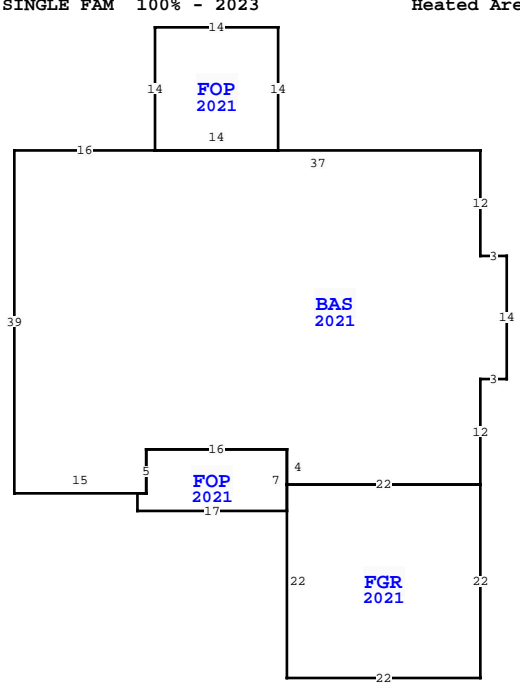


ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	100	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		100	
Interior Floor	07	VYL	PLANK	80	
Interior Floor	11	CLAY	TILE	20	
Heating Type	04	AIR	DUCTED	100	
Air Condition	03	CENTRAL		100	
Bedrooms				4	
Bathrooms				3	
Story Height				0	
Stories	1.			1.00	
Units				0	
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	2,007	100	2021	2,007	217,869
FGR	484	50	2021	242	26,270
FOP	114	30	2021	34	3,691
FOP	196	30	2021	59	6,404
TOTALS	2,801			2,342	254,235

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: 2007					HX Base Yr 2023		



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			254,235
TOTAL MARKET OB/XF VALUE			11,179
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			325,414
SOH/AGL Deduction			30,247
ASSESSED VALUE			295,167
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			245,167
TOTAL JUST VALUE			325,414
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			308,318
PORT FROM LEON - KRUMBHOLZ			
PU NEW SFD; XFOB'S CO 10/5/2021 MMLB			
NEW SUBD CREATED FROM PARENT PRCL 09946-000			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000456	SFD-CO	0	05/19/2021
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q U / V I / RSN CD SALE PRICE
1270/0059	6/16/2022	WD Q	I 01 400,000
GRANTOR: LOMBARDO DAVID ROBERT			
GRANTEE: KRUMBHOLZ DANIEL &			
1235/0034	10/21/2021	WD Q	I 01 355,700
GRANTOR: HARTSFIELD CONSTRUCTI			
GRANTEE: LOMBARDO DAVID ROBE			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=2021] W37 FOP=[YR=2021] E14 N14 W14 S14\$ W16 S39 E15 N5 E16 FOP=[YR=2021] W16 S5 W1 S2 E17 N7\$ S4 E22 FGR=[YR=2021] W22 S22 E22 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	0131	FIRE PLACE	0	100	0	0	1.00	UT 700.00	100	2021	2021	3	96	672	
2	0210	CONCRETE D	0	100	53	17	901.00	SF 6.00	100	2021	2021	3	93	5,028	
3	0211	CONCRETE W	0	100	36	4	144.00	SF 6.00	100	2021	2021	3	93	804	
4	0955	PRIVACY FE	0	100	0	0	318.00	LF 15.00	100	2021	2021	3	98	4,675	

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								