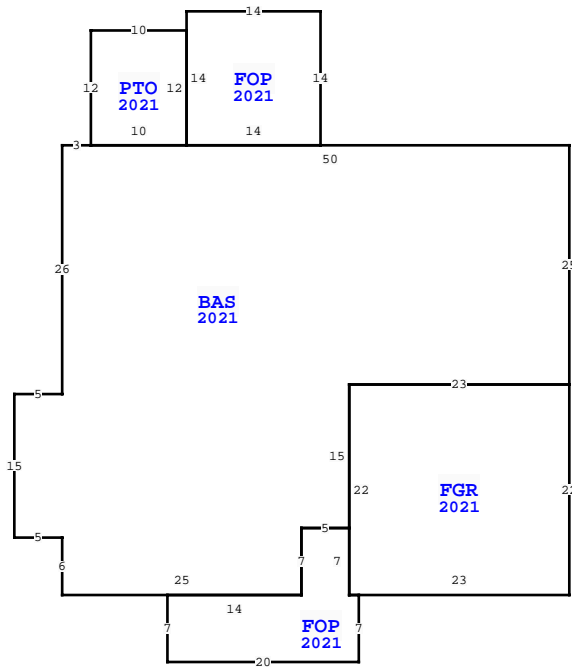




ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	100	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floor	07	VYL	PLANK	60	
Interior Floor	14	CARPET	40		
Heating Type	04	AIR	DUCTED	100	
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	2,025	100	2021	2,025	215,298
FGR	506	50	2021	253	26,899
FOP	175	30	2021	52	5,528
FOP	196	30	2021	59	6,273
PTO	120	5	2021	6	638
TOTALS	3,022			2,395	254,637

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								
				Heated Area:	2025			HX Base Yr	2022		



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY		STANDARD				
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE		254,637				
TOTAL MARKET OB/XF VALUE		10,604				
TOTAL LAND VALUE - MARKET		60,000				
TOTAL MARKET VALUE		325,241				
SOH/AGL Deduction		79,356				
ASSESSED VALUE		245,885				
TOTAL EXEMPTION VALUE		HX HB 50,000				
BASE TAXABLE VALUE		195,885				
TOTAL JUST VALUE		325,241				
NCON VALUE		0				
INCOME VALUE						
PREVIOUS YEAR MKT VALUE		308,144				
2022 HX W/PORT						
PU NEW SFD; XFOB'S CO 9-9-2021 MMLB						
NEW SUBD CREATED FROM PARENT PRCL 09946-000						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
21000428	SFD-CO	0	04/28/2021			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1229/0679	9/24/2021	WD Q	Q	I	01	350,000
GRANTOR: HARTSFIELD CONSTRUCTI						
GRANTEE: WATKINS THOMAS GRAY						
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=2021] W50 PTO=[YR=2021] E10 FOP=[YR=2021] E14 N14 W14 S14\$ N12 W10 S12\$ W3 S26 W5 S15 E5 S6 E25 N7 E5 N15 E23 FGR=[YR=2021] W23 S22 FOP=[YR=2021] N7 W5 S7 W14 S7 E20 N7 W1\$ E23 N22\$ N25\$.						

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	60	17			6.00	100	2021	2021	3	93	5,692	
2	0211	CONCRETE W	0	100	0	0			6.00	100	2021	2021	3	93	340	
3	0955	PRIVACY FE	0	100	0	0			15.00	100	2021	2021	3	98	4,572	

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				0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							