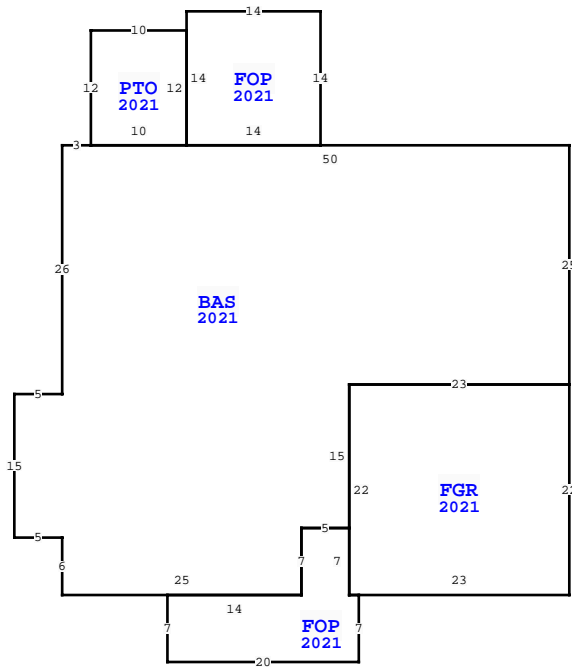




ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame	02		WOOD	FRAME 100	
Exterior Wall	05		HARDIE	BRD 100	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	03		COMP SHNGL	100	
Interior Wall	05		DRYWALL	100	
Interior Floor	07		VYL PLANK	60	
Interior Floor	14		CARPET	40	
Heating Type	04		AIR DUCTED	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 / 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	1,020.00	UT	6.00	6.00	100	2021	2021	3	93	5,692	
2	0211	CONCRETE W	0	100 0 0	61.00	SF	6.00	6.00	100	2021	2021	3	93	340	
3	0955	PRIVACY FE	0	100 0 0	311.00	LF	15.00	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	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							