

ELEMENT		CD		CONSTRUCTION	
Foundation	01	WOOD	FRAME	100	
Frame	03	MASONRY		100	
Exterior Wall	15	CONC	BLOCK	100	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	12	MODULAR	MT	100	
Interior Wall	05	DRYWALL		100	
Interior Floo	09	PINE	WOOD	50	
Interior Floo	14	CARPET		50	
Heating Type	04	AIR	DUCTED	100	
Air Condition	03	CENTRAL		100	
Bedrooms				3	100
Bathrooms				2	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	000			1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,425	100	1993	1,425	91,907
FOP	104	30	1993	31	1,999
FSP	240	55	1993	132	8,513
TOTALS	1,769			1,588	102,420

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% - 0									
Heated Area: 1425						HX Base Yr					
BLD DATE	11/13/2019	FRSR	LGL DATE	11/13/2019	FRSR	AG DATE	11/13/2019	FRSR			
XF DATE	11/13/2019	FRSR	LAND DATE								
INC DATE											

WAKULLA COUNTY PROPERTY				PAGE 1 of 2	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE				102,420	
TOTAL MARKET OB/XF VALUE				13,218	
TOTAL LAND VALUE - MARKET				18,975	
TOTAL MARKET VALUE				134,613	
SOH/AGL Deduction				53,170	
ASSESSED VALUE				81,443	
TOTAL EXEMPTION VALUE				HX HB WX 55,000	
BASE TAXABLE VALUE				26,443	
TOTAL JUST VALUE				134,613	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				136,345	
09957-021 PER S/O					
LN 7-17, DEL XFOB LN 18-21 & MOVE TO PRCL					
5 YR PRCL CH, CORR DIMENS XFOB LN 3, PU XFOB					
REMOVE H9 CODE,					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
2012372	ELECT	0	06/11/2012		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1096/0771	12/28/2018	QC	U	I	30	100
GRANTOR: GOODWIN DEBORAH, FULTI						
GRANTEE: GODWIN DEBORAH & CA						
1097/0041	12/12/2018	QC	U	I	30	100
GRANTOR: GOODWIN DEBORAH, FULTI						
GRANTEE: CYNTHIA RAE GOODWIN						

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	0940	OPEN SHED	0	100	0	0			168.00	SF	4.00	1980	3	20	134	
2	0630	METAL UTL	0	100	10	10			100.00	SF	8.00	1980	3	20	160	
3	0211	CONCRETE W	0	100	36	3			108.00	SF	6.00	1993	3	20	130	
4	0770	PUMP HOUSE	0	100	6	6			36.00	SF	5.00	1993	3	0	0	
5	0055	PORTABLE C	0	100	20	20			400.00	SF	3.00	2000	3	20	240	
6	0040	CARPORT FI	0	100	18	20			360.00	SF	12.00	2004	3	62	2,678	
7	0055	PORTABLE C	0	100	18	20			360.00	SF	3.00	2004	3	23	248	
8	0213	CONCRETE P	0	100	8	9			72.00	SF	6.00	1993	3	100	432	
9	0700	PORT BLDG	0	100	8	28			224.00	SF	8.00	2006	3	66	1,183	
10	0950	METAL SHED	0	100	8	16			128.00	SF	8.00	2006	3	27	276	
TOTALS												5,481				

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	2.53	AC		1.00	1.00	1.00	7,500.00	7,500.00	18,975							

