

| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|------|
| ELEMENT | CD | | |
| Foundation | 02 | CONCR SLAB | 100 |
| Frame | 02 | WOOD FRAME | 100 |
| Exterior Wall | 12 | CEDAR/CYPR | 50 |
| Exterior Wall | 19 | COMMON BRK | 50 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floo | 12 | HARDWOOD | 50 |
| Interior Floo | 14 | CARPET | 50 |
| Heating Type | 04 | AIR DUCTED | 100 |
| Air Condition | 03 | CENTRAL | 100 |
| Bedrooms | | 5 | 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 | 000 | 1.00/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 1,884 | 100 | 1994 |
| BAS | 484 | 100 | 2006 |
| FOP | 60 | 30 | 1994 |
| PTO | 294 | 5 | 1994 |
| TOTALS | 2,722 | | |

| 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% | - 2019 | | 269,152 | 1994 | 1994 | 0 | 0 | 29.00 | 71.00 |
| Heated Area: 2368 HX Base Yr 2019 | | | | | | | | | | | |



| WAKULLA COUNTY PROPERTY | | | |
|---|-------------|----------|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 2 |
| VALUATION BY | | STANDARD | |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 203,234 |
| TOTAL MARKET OB/XF VALUE | | | 3,361 |
| TOTAL LAND VALUE - MARKET | | | 37,500 |
| TOTAL MARKET VALUE | | | 244,095 |
| SOH/AGL Deduction | | | 19,472 |
| ASSESSED VALUE | | | 224,623 |
| TOTAL EXEMPTION VALUE | HX HB | 50,000 | |
| BASE TAXABLE VALUE | | | 174,623 |
| TOTAL JUST VALUE | | | 244,095 |
| NCON VALUE | | | 0 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 247,172 |
| CH BUSE, & EXW | | | |
| FR 5 YR CK, DEMO XFOBS CH CODE XFOB, PU XFOB, | | | |
| CHG 3% CAP FIELD TO N . NEW APP 2019 | | | |
| SOH PORTED TO 05170-L03/2019/DOUIN, ROBERT J | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
| 17000990 | REROOF-CO | 0 | 07/19/2017 |
| 18184 | N/A | 0 | 02/15/1994 |
| 18157 | N/A | 0 | 02/15/1994 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1078/0885 | 6/28/2018 | WD Q | Q | I | 01 | 310,000 |
| GRANTOR: DOUIN ROBERT J & KATH | | | | | | |
| GRANTEE: KEENEY SHAUN E & NI | | | | | | |
| 0616/0719 | 9/09/2005 | WD Q | Q | I | | 205,000 |
| GRANTOR: BRITT HOWARD DALE & N | | | | | | |
| GRANTEE: DOUIN ROBERT J & KA | | | | | | |

| EXTRA FEATURES | | | | | | | | | | | |
|----------------|------------|-------------|---------|-----|----|--------|----|----------|----------------|-----------|---------|
| L N | OB/XF CODE | DESCRIPTION | BLD CAP | L | W | UNITS | UT | Adj R | ADJ UNIT PRICE | ORIG COND | YEAR ON |
| 1 | 0140 | FIRE PLACE | 0 | 100 | 0 | 1.00 | UT | 1,900.00 | 1,900.00 | 100 | 1994 |
| 2 | 0625 | PORT WD UT | 0 | 100 | 30 | 300.00 | SF | 6.00 | 6.00 | 100 | 2009 |
| 3 | 0211 | CONCRETE W | 0 | 100 | 88 | 352.00 | SF | 6.00 | 6.00 | 100 | 2018 |

| TOTAL OB/XF | | | | | | | | | | | |
|-------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|------|
| 3,361 | | | | | | | | | | | |
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T |
| 1 | 000100 | C | SFR | 100 | | | 0.00 | 0.00 | 5.00 | AC | 1.00 |

| BUILDING NOTES | | | | | | |
|---|--|--|--|--|--|--|
| BLD DATE 06/08/2017 RTJLT LGL DATE 06/08/2017 RTJLT | | | | | | |
| XF DATE 06/08/2017 RTJLT LAND DATE 06/08/2017 RTJLT | | | | | | |
| INC DATE AG DATE | | | | | | |

| BUILDING DIMENSIONS | | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=1994] W13 PTO=[YR=1994] N14 W21 S14 E21\$ W21 | | | | | | | | | | | |
| BAS=[YR=2006] N22 W22 S22 E22\$ W28 S24 E18 S12 E13 N4 | | | | | | | | | | | |
| FOP=[YR=1994] E15 N4 W15 S4\$ N4 E15 S4 E3 S4 E13 N36\$. | | | | | | | | | | | |

| LAND DESCRIPTION | | | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|------|
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T |
| 1 | 000100 | C | SFR | 100 | | | 0.00 | 0.00 | 5.00 | AC | 1.00 |

| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|--------|
| ELEMENT | CD | | |
| Foundation | 02 | CONCR SLAB | 100 |
| Frame | 05 | STEEL | 100 |
| Exterior Wall | 27 | PREFIN MTL | 100 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 12 | MODULAR MT | 100 |
| Interior Wall | 07 | NONE | 100 |
| Interior Floo | 03 | CONC FINSH | 100 |
| Heating Type | 01 | NONE | 100 |
| Air Condition | 01 | NONE | 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 |
| UGR | 1,600 | 40 | 2009 |
| TOTALS | 1,600 | | 640 |
| TOTALS | | | 12,136 |

| MARKET ADJUSTMENTS | | | | | | | | | | | |
|--------------------|------------|-----------|-------------|----------------|----------------|---------|------------|------|-----------------|-------|--------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
| 2 SFR UFGR | | 100% | - 2019 | 24.08 | 15,411 | 2006 | 2006 | 0 | 0 | 21.25 | 78.75 |
| | | | | Heated Area: 0 | | | | | HX Base Yr 2019 | | |
| | | | | | | | | | | | |
| BLD DATE | 06/08/2017 | RTJT | LGL DATE | 06/08/2017 | RTJT | AG DATE | 06/08/2017 | RTJT | | | |
| XF DATE | 06/08/2017 | RTJT | LAND DATE | | | AG DATE | | | | | |
| INC DATE | | | | | | | | | | | |

| WAKULLA COUNTY PROPERTY | | | | PAGE 2 of 2 | 3 | |
|--|-------------|-----------|--------|--------------|--------|------------|
| VALUATION SUMMARY | | | | | | |
| VALUATION BY | | | | STANDARD | | |
| Tax Group: 3 | | | | Tax Dist: | | |
| BUILDING MARKET VALUE | | | | 203,234 | | |
| TOTAL MARKET OB/XF VALUE | | | | 3,361 | | |
| TOTAL LAND VALUE - MARKET | | | | 37,500 | | |
| TOTAL MARKET VALUE | | | | 244,095 | | |
| SOH/AGL Deduction | | | | 19,472 | | |
| ASSESSED VALUE | | | | 224,623 | | |
| TOTAL EXEMPTION VALUE | | | | HX HB 50,000 | | |
| BASE TAXABLE VALUE | | | | 174,623 | | |
| TOTAL JUST VALUE | | | | 244,095 | | |
| NCON VALUE | | | | 0 | | |
| INCOME VALUE | | | | | | |
| PREVIOUS YEAR MKT VALUE | | | | 247,172 | | |
| PORTABILITY/LAST YEAR HX IN LEON 2016 | | | | | | |
| SOH PORTED FROM LEON/2019/KEENEY/WITH ZERO | | | | | | |
| 5 YR PRCL CK. PU XFOB LN 5. CHG EXW. | | | | | | |
| CARD1, PU BLDG CARD 2 | | | | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED | | | |
| SALES DATA | | | | | | |
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 1078/0885 | 6/28/2018 | WD Q | Q | I | 01 | 310,000 |
| GRANTOR: DOUIN ROBERT J & KATH | | | | | | |
| GRANTEE: KEENEY SHAUN E & NI | | | | | | |
| 0616/0719 | 9/09/2005 | WD Q | Q | I | | 205,000 |
| GRANTOR: BRITT HOWARD DALE & N | | | | | | |
| GRANTEE: DOUIN ROBERT J & KA | | | | | | |
| BUILDING NOTES | | | | | | |
| BUILDING DIMENSIONS | | | | | | |
| UGR=[YR=2009] W40 S40 E40 N40\$. | | | | | | |

| EXTRA FEATURES | | | | | | | | | | | |
|----------------|------------|-------------|---------|---|---|-------|----|-------|----------------|-----------|---------|
| L N | OB/XF CODE | DESCRIPTION | BLD CAP | L | W | UNITS | UT | Adj R | ADJ UNIT PRICE | ORIG COND | YEAR ON |
| | | | | | | | | | | | |

| TOTAL OB/XF | | | | | | | | | | | | 0 | | | | | | | | | | | | |
|-------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPHT FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
| | | | | | | | | | | | | | | | | | | | | | | | | |

| LAND DESCRIPTION | | | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T |
| | | | | | | | | | | | |

| TOTAL OB/XF | | | | | | | | | | | | 0 | | | | | | | | | | | | |
|-------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| L N | USE CODE | CLS | LAND USE DESCRIPTION | CAP | R D | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | D T | DPHT FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
| | | | | | | | | | | | | | | | | | | | | | | | | |