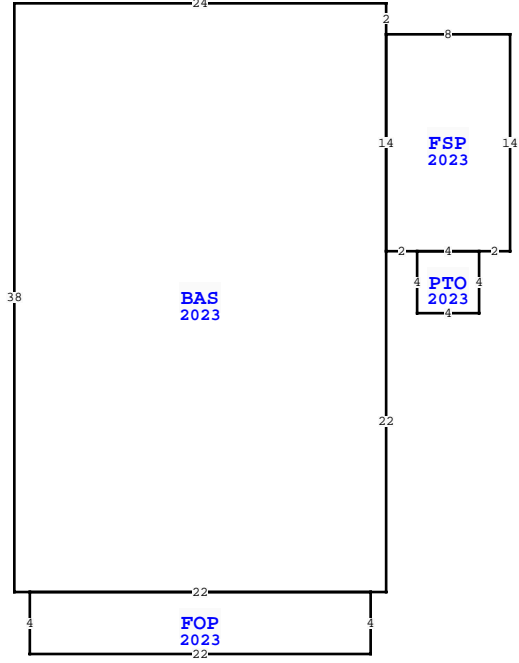




ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	07	VYL PLANK	100		
Ceiling	08	8 FT	100		
Heating Type	13	HEAT PUMP	100		
Air Condition	13	HEAT PUMP	100		
Bedrooms		1	100		
Bathrooms		1	100		
Stories	1.	1.	100		
Units		0	100		
Condition Adj	12	AVERAGE	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	912	100	2023	912	91,838
FOP	88	30	2023	26	2,618
FSP	112	55	2023	62	6,243
PTO	16	5	2023	1	101
TOTALS	1,128			1,001	100,801

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%	- 2024								
Heated Area: 912						HX Base Yr 2024					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			100,801
TOTAL MARKET OB/XF VALUE			6,720
TOTAL LAND VALUE - MARKET			75,000
TOTAL MARKET VALUE			182,521
SOH/AGL Deduction			33,207
ASSESSED VALUE			149,314
TOTAL EXEMPTION VALUE	HX HB VX	55,000	
BASE TAXABLE VALUE			94,314
TOTAL JUST VALUE			182,521
NCON VALUE			107,521
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			75,000
H5 DUE TO COA PER NCOA REPORT			
FR PU NCON & XFOBS; LH 12/12/23			
FROM PRCL 09958-006 PER DEEDS			
OR 1254 P 818-823 NEW PRCL S/O			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B23-001060	Pole Barn		10/06/2023
OBN23-00023	SFD-CO		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1290/0391	11/01/2022	WD	Q	V	01	85,000
GRANTOR: PHILLIPS TRACEY LEE						
GRANTEE: BUSHMAN RICHARD W &						
1254/0821	3/07/2022	QC	U	V	11	100
GRANTOR: PHILLIPS TRACEY LEE						
GRANTEE: PHILLIPS TRACEY LEE						

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	0025	BARN, POLE	0	100	20	24			12.50	100	2024	2023	AV	100	6,000	
2	0210	CONCRETE D	0	100	3	24	SF	6.00	6.00	100	2024	2023	AV	100	432	
3	0211	CONCRETE W	0	100	12	4	SF	6.00	6.00	100	2024	2023	AV	100	288	
4	0625	PORT WD UT	0	100	8	12	SF	0.00	0.00	100	2024	2023	AV	100	0	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2023;ORIG=30,0] S38 E1 E22 E1 N22 N14 N2 W24 \$	
FOP=[YR=2023;ORIG=31,38] E22 S4 W22 N4 \$	
FSP=[YR=2023;ORIG=54,2] S14 E2 E4 E2 N14 W8 \$	
PTO=[YR=2023;ORIG=56,16] E4 S4 W4 N4 \$	

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	5.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	75,000							