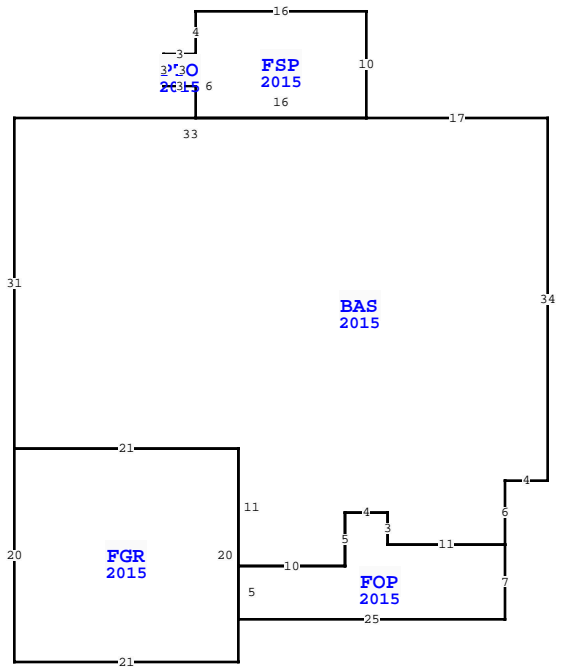


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	05	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	12	HARDWOOD	50
Interior Floor	14	CARPET	50
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		4	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	350.00	1.10/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,795	100	2015
FGR	420	50	2015
FOP	167	30	2015
FSP	160	55	2015
PTO	9	5	2015
TOTALS	2,551		

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%	- 2016									
				Heated Area: 1795				HX Base Yr 2016				



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			240,018
TOTAL MARKET OB/XF VALUE			7,075
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			297,093
SOH/AGL Deduction			98,038
ASSESSED VALUE			199,055
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			149,055
TOTAL JUST VALUE			297,093
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			263,177
5 YR PRCL CH, N/C			
PRCL:0:1: SOH PORTED FROM LEON FOR 2016 ROLL/AVELL			
5 YR PRCL CH, PU NEW SFD, PU XFOB LN 1-2			
ADDRESS CHANGE PER TC			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2014757	SFD-CO	0	09/15/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
0975/0253	7/06/2015	WD Q	Q	I	01	199,900
GRANTOR: PAFFORD PROPERTIES &						
GRANTEE: AVELLO STEPHANIE &						
0933/0148	2/13/2014	WD U	V	V	39	400,000
GRANTOR: SPENCER DEVELOPMENT L						
GRANTEE: PAFFORD PROPERTIES						

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
1	0210	CONCRETE D	0	100	0	1,568.00	SF	6.00	6.00	100	2015	2015
2	0211	CONCRETE W	0	100	48	192.00	SF	6.00	6.00	100	2015	2015

TOTAL OB/XF												
												7,075
BLD DATE	06/28/2019	FRJT	LGL DATE									
XF DATE	06/27/2019	FRJT	LAND DATE	06/07/2021								
INC DATE			AG DATE									

BUILDING NOTES												
BAS=[YR=2015] W17 FSP=[YR=2015] N10 W16 S4 PTO=[YR=2015] W3 S3 E3 N3\$ S6 E16\$ W33 S31 FGR=[YR=2015] S20 E21 N20 W21\$ E21 S11 FOP=[YR=2015] S5 E25 N7 W11 N3 W4 S5 W10\$ E10 N5 E4 S3 E11 N6 E4 N34\$.												

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	50,000.00	50,000.00	50,000								