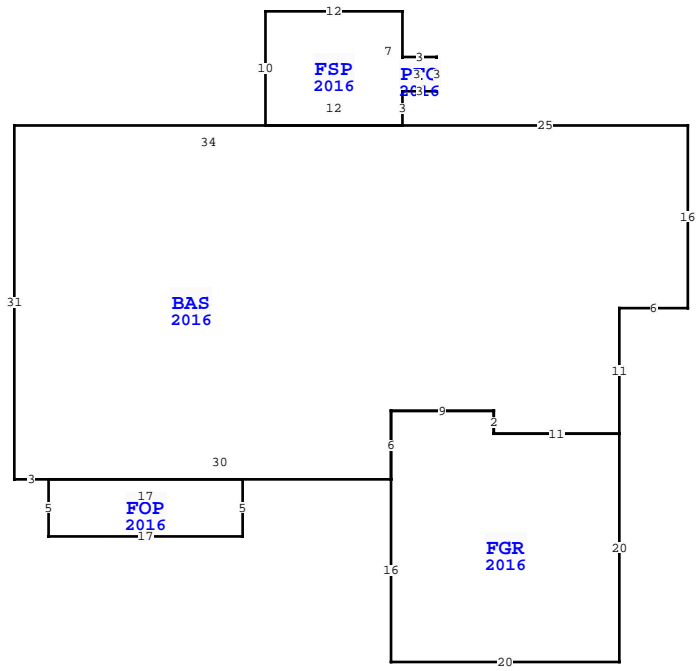




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
12	HARDWOOD 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	4 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
2	MKT AREA	10			
350.00	1.10/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,641	100	2016	1,641	185,791
FGR	418	50	2016	209	23,663
FOP	85	30	2016	26	2,943
FSP	120	55	2016	66	7,473
PTO	9	5	2016	0	0
TOTALS	2,273			1,942	219,870

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,942	116.5000	121.74	236,419	2016	2016	0	0	0	7.00	93.00	
1 SINGLE FAM 0% - 0 Heated Area: 1641 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			219,870
TOTAL MARKET OB/XF VALUE			10,811
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			280,681
SOH/AGL Deduction			7,427
ASSESSED VALUE			273,254
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			273,254
TOTAL JUST VALUE			280,681
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			248,413

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000376	MECH	0	07/18/2019
16000206	SFD-CO	0	03/10/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1007/0398	7/20/2016	WD Q	Q	I	01	193,900

GRANTOR: PAFFORD PROPERTIES &						
GRANTEE: EQUITY TRUST COMPAN						
0703/0266	3/16/2007	WD Q	V	02		200,000
GRANTOR: SPENCER DEVELOPMENT,						
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	Q	% COND	OB/XF MKT VALUE	NOTES
1	0210	CONCRETE D	0	0	0	0	1,511.00	SF	6.00	6.00	100	2016	2016	3	72	6,528	
2	0211	CONCRETE W	0	0	56	4	224.00	SF	6.00	6.00	100	2016	2016	3	72	968	
3	0955	PRIVACY FE	0	0	0	0	254.00	LF	15.00	15.00	100	2016	2016	3	87	3,315	

BUILDING NOTES													
BAS=[YR=2016] W25 FSP=[YR=2016] N3 PTO=[YR=2016] E3 N3 W3 S3\$ N7 W12 S10 E12\$ W34 S31 E3 FOP=[YR=2016] S5 E17 N5 W17\$ E30 FGR=[YR=2016] S16 E20 N20 W11 N2 W9 S6\$ N6 E9 S2 E11 N11 E6 N16\$.													

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	DPHT 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	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							