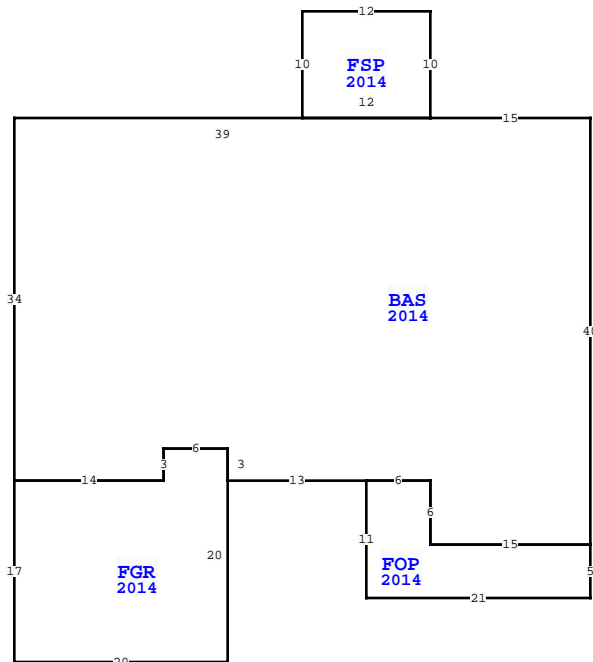


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
12	HARDWOOD 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	4 100				
	2 100				
	0 100				
1.	1. 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	1,908	100	2014	1,908	211,375
FGR	358	50	2014	179	19,830
FOP	141	30	2014	42	4,653
FSP	120	55	2014	66	7,312
TOTALS	2,527			2,195	243,169

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,195	116.5000	121.74	267,219	2014	2014	0	0	9.00	91.00		
1 SINGLE FAM 0% - 0 Heated Area: 1908 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		243,169	
TOTAL MARKET OB/XF VALUE		9,221	
TOTAL LAND VALUE - MARKET		50,000	
TOTAL MARKET VALUE		302,390	
SOH/AGL Deduction		7,195	
ASSESSED VALUE		295,195	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		295,195	
TOTAL JUST VALUE		302,390	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		268,359	
HX CARD RTND, NEW OWNER			
5 YR PRCL CH, N/C			
ADD HX FOR 2018			
5 YR PRCL CH, PU XFOB LN 3			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2014647	SFD-CO	0	07/30/2014

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1220/0604	7/15/2021	WD Q	Q	I	01	295,000
GRANTOR: POWELL JENNIFER & JAR						
GRANTEE: FOREMAN MARK & ANDR						
1045/0276	8/24/2017	WD Q	Q	I	01	230,000
GRANTOR: ZORN SHANNON						
GRANTEE: POWELL JARED L & JE						

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	1,369.00	SF	6.00	6.00	100	2014	2014	3	62	5,093	
2	0211	CONCRETE W	0	0	52	208.00	SF	6.00	6.00	100	2014	2014	3	62	774	
3	0955	PRIVACY FE	0	0	0	283.00	LF	15.00	15.00	100	2014	2014	3	79	3,354	

BUILDING NOTES			
BLD DATE 07/08/2019 FRJT LGL DATE 06/07/2021 TB			
XF DATE 07/08/2019 FRJT LAND DATE			
INC DATE AG DATE			

BUILDING DIMENSIONS			
BAS=[YR=2014] W15 FSP=[YR=2014] N10 W12 S10 E12\$ W39 S34			
FGR=[YR=2014] S17 E20 N20 W6 S3 W14\$ E14 N3 E6 S3 E13			
FOP=[YR=2014] S11 E21 N5 W15 N6 W6\$ E6 S6 E15 N40\$.			

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