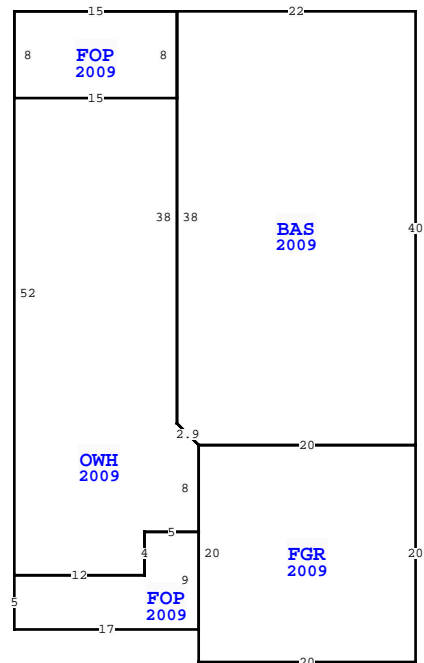




ELEMENT		BUILDING CHARACTERISTICS	
ELEMENT	CD	CONSTRUCTION	
Foundation	02	CONCR SLAB 100	
Frame	02	WOOD FRAME 100	
Exterior Wall	05	HARDIE BRD 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	12	HARDWOOD 70	
Interior Floo	14	CARPET 30	
Ceiling	09	9 FT 100	
Heating Type	04	AIR DUCTED 100	
Air Condition	03	CENTRAL 100	
Bedrooms		3 100	
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	878	100	2009
FGR	400	50	2009
FOP	105	30	2009
FOP	120	30	2009
OWH	786	100	2009
TOTALS	2,289		

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%	- 2023		237,018	2009	2015	0	0	8.00	92.00
Heated Area: 1664 HX Base Yr 2023											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		218,057	
TOTAL MARKET OB/XF VALUE		1,744	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		259,801	
SOH/AGL Deduction		57,783	
ASSESSED VALUE		202,018	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		152,018	
TOTAL JUST VALUE		259,801	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		230,299	
REMOVED SELLER FROM OWNER SCREEN			
PORT FROM BAY- JAMES			
COA PER NCOA REPORT			
INCR EYB 2011-2015 PRMT OB21-000466			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000466	REROOF SFD/SHINGL	0	09/03/2021
21000557	MECH	0	05/21/2021
20071198	SFD-CO	0	09/05/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1245/0601	12/21/2021	WD Q	Q	I	01	261,000
GRANTOR: PENDLETON MICHAEL & S						
GRANTEE: JAMES LISA & BODUCH						
1093/0339	11/29/2018	WD Q	Q	I	01	171,900
GRANTOR: TOLVER BRANDEN & CRY S						
GRANTEE: PENDLETON MICHAEL &						

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	100	40	16	SF	6.00	6.00	100	2010	2010	3	43	1,651	
2	0211	CONCRETE W	0	100	9	4	SF	6.00	6.00	100	2010	2010	3	43	93	

BLD DATE		07/09/2019	FRJT	LGL DATE	06/07/2021	TB
XF DATE		07/09/2019	FRJT	LAND DATE		
INC DATE				AG DATE		

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2009] W22 FOP=[YR=2009] W15 S8 E15 N8\$ S38 D2 R2	
FGR=[YR=2009] S20 E20 N20 W20\$ OWH=[YR=2009] S8 W5 S4 W12	
FOP=[YR=2009] E12 N4 E5 S9 W17 N5\$ N52 E15 S38 D2 R2 \$ E20 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	100			0.00	0.00	1.00	LT		1.00	1.00	0.80	50,000.00	40,000.00	40,000							