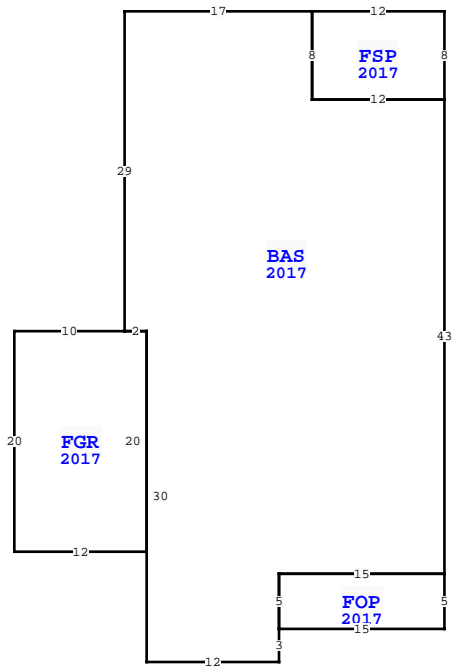


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
10	LAMINATED 50				
12	HARDWOOD 50				
09	9 FT 100				
04	AIR DUCTED 100				
03	CENTRAL 100				
	Bedrooms	3	100		
	Bathrooms	2	100		
	Story Height	0	100		
1.	1. 100				
	Units	0	100		
03	AVERAGE				
0100	SINGLE FAMILY				
2	MKT AREA	10			
350.00	1.10/				
	TOTAL GROSS AREA				
	PCT OF BASE				
	YEAR				
	TOT ADJ AREA				
	SUBAREA MARKET VALUE				
BAS	1,435	100	2017	1,435	165,348
FGR	240	50	2017	120	13,827
FOP	75	30	2017	22	2,535
FSP	96	55	2017	53	6,107
TOTALS	1,846			1,630	187,817

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,630	117.3000	122.58	199,805	2017	2017	0	0	6.00	94.00	
1 SINGLE FAM 100% - 2018 Heated Area: 1435 HX Base Yr 2018												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		187,817	
TOTAL MARKET OB/XF VALUE		6,249	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		234,066	
SOH/AGL Deduction		72,955	
ASSESSED VALUE		161,111	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		111,111	
TOTAL JUST VALUE		234,066	
NCON VALUE		2,264	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		204,857	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16001043	SFD-CO	0	11/04/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1030/0219	3/31/2017	WD Q	Q	I	01	158,285

BUILDING NOTES						
GRANTOR: PAFFORD PROPERTIES & GRANTEE: GIBSON WESLEY C & B						
0933/0148 2/13/2014 WD U V 39 400,000						
GRANTOR: SPENCER DEVELOPMENT L GRANTEE: PAFFORD PROPERTIES						

BUILDING DIMENSIONS						
FSP=[YR=2017] W12 S8 E12 BAS=[YR=2017] W12 N8 W17 S29						
FGR=[YR=2017] W10 S20 E12 N20 W2\$ E2 S30 E12 N3 FOP=[YR=2017] E15 N5 W15 S5\$ N5 E15 N43\$ N8\$ .						

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	0	0		766.00	SF	6.00	100	2017	2017	3	76	3,493
2	0211	CONCRETE W	0	100	0	0		108.00	SF	6.00	100	2017	2017	3	76	492
3	0955	PRIVACY FE	0	100	0	0		154.00	LF	15.00	100	2024	2021	AV	98	2,264

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								