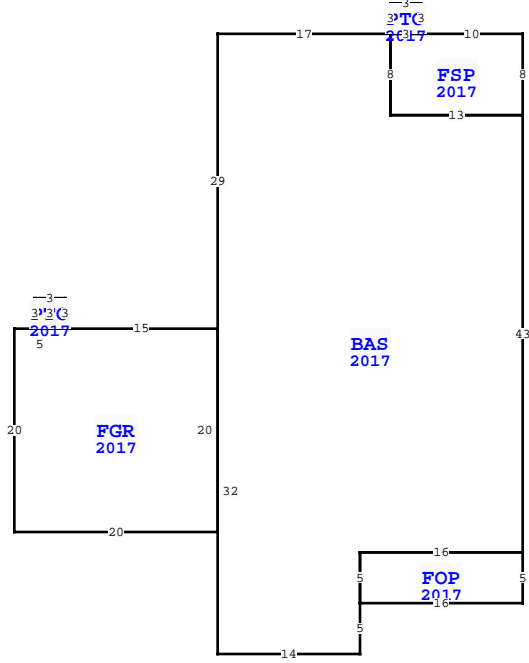




BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	05	HARDIE BRD 80			
Exterior Wall	11	AVERAGE 20			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	12	HARDWOOD 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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,566	100	2017	1,566	181,209
FGR	400	50	2017	200	23,143
FOP	80	30	2017	24	2,777
FSP	104	55	2017	57	6,596
PTO	9	5	2017	0	0
PTO	9	5	2017	0	0
TOTALS	2,168			1,847	213,724

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%	- 2018								
				Heated Area: 1566			HX Base Yr 2018				



WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	213,724			
TOTAL MARKET OB/XF VALUE	5,152			
TOTAL LAND VALUE - MARKET	50,000			
TOTAL MARKET VALUE	268,876			
SOH/AGL Deduction	92,760			
ASSESSED VALUE	176,116			
TOTAL EXEMPTION VALUE	50,000			
BASE TAXABLE VALUE	126,116			
TOTAL JUST VALUE	268,876			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	236,893			
5 YR PRCL CH N/C				
OWNERS USE BUSINESS ADDR FOR MLG ADDR???				
QUESTIONNAIRE MAILED - SECOND NOTICE				
COA - PER USPS - AMENDED TRIM				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
16001168	SFD-CO	0	12/05/2016	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1028/0463	3/10/2017	WD Q	I 01	196,000
GRANTOR: PAFFORD PROPERTIES &				
GRANTEE: KELLER MICHAEL C &				
BUILDING NOTES				
BUILDING DIMENSIONS				
FSP=[YR=2017] W10 PTO=[YR=2017] N3 W3 S3 E3\$ W3 S8 E13				
BAS=[YR=2017] W13 N8 W17 S29 FGR=[YR=2017] W15 PTO=[YR=2017]				
N3 W3 S3 E3\$ W5 S20 E20 N20\$ S32 E14 N5 FOP=[YR=2017] E16 N5				
W16 S5\$ N5 E16 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			1,008.00	SF	6.00	6.00	100	2017	2017	3	76	4,596	
2	0211	CONCRETE W	0	100	18	4			72.00	SF	6.00	6.00	100	2017	2017	3	76	328	
3	0211	CONCRETE W	0	100	10	5			50.00	SF	6.00	6.00	100	2017	2017	3	76	228	

LAND DESCRIPTION																								
TOTAL OB/XF 5,152																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH 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							