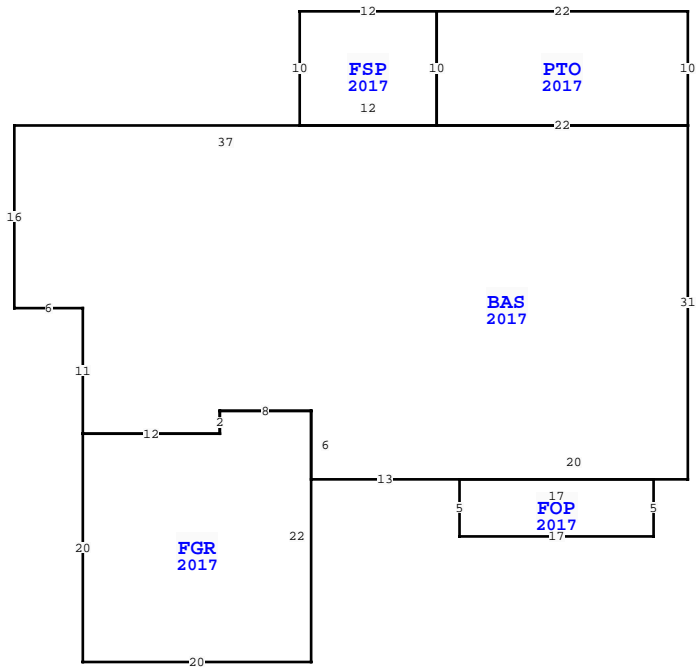


BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	05	HARDIE BRD 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	12	HARDWOOD 50			
Interior Floo	14	CARPET 50			
Heating Type	04	AIR DUCTED 100			
Air Condition	03	CENTRAL 100			
Bedrooms		4 100			
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	1,643	100	2017	1,643	188,018
FGR	416	50	2017	208	23,803
FOP	85	30	2017	26	2,975
FSP	120	55	2017	66	7,553
PTO	220	5	2017	11	1,259
TOTALS	2,484			1,954	223,607

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,954	116.5000	121.74	237,880	2017	2017	0	0	6.00	94.00	
1 SINGLE FAM 100% - 2018 Heated Area: 1643 HX Base Yr 2018												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			223,607
TOTAL MARKET OB/XF VALUE			7,287
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			280,894
SOH/AGL Deduction			93,986
ASSESSED VALUE			186,908
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			136,908
TOTAL JUST VALUE			280,894
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			248,097
FR 5 YR CK, PU XFOB			
ADD HX FOR 2018			
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-3			
NEW SUB CREATED FROM PRNT PRCL 000-09960-000			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
16001170	SFD-CO	0	12/05/2016
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD SALE PRICE
1040/0338	7/07/2017	WD Q I 01	197,900
GRANTOR: PAFFORD PROPERTIES &			
GRANTEE: BOATWRIGHT JAMES LE			
BUILDING NOTES			
BUILDING DIMENSIONS			
PTO=[YR=2017] W22 S10 E22 BAS=[YR=2017] W22 FSP=[YR=2017] N10 W12 S10 E12\$ W37 S16 E6 S11 FGR=[YR=2017] S20 E20 N22 W8 S2 W12\$ E12 N2 E8 S6 E13 FOP=[YR=2017] S5 E17 N5 W17\$ E20 N31\$ N10\$.			

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			986.00	6.00	100	2017	2017	3	76	4,496
2	0211	CONCRETE W	0	100	28	4			112.00	SF 6.00	100	2017	2017	3	76	511
3	0955	PRIVACY FE	0	100	0	0			167.00	LF 15.00	100	2017	2017	3	91	2,280
TOTALS													7,287			

LAND DESCRIPTION																								
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	1.00	50,000.00	50,000.00	50,000							