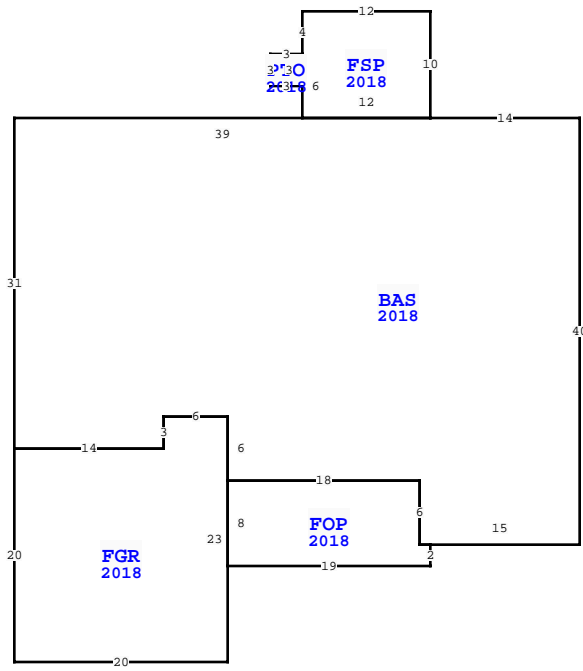




ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	90	
Exterior Wall	11	AVERAGE			
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		100	
Interior Floor	12	HARDWOOD		50	
Interior Floor	14	CARPET		50	
Heating 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	1,814	100	2018	1,814	209,622
FGR	418	50	2018	209	24,152
FOP	146	30	2018	44	5,084
FSP	120	55	2018	66	7,627
PTO	9	5	2018	0	0
TOTALS	2,507			2,133	246,485

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%	- 2019								
Heated Area: 1814						HX Base Yr 2019					



WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	246,485			
TOTAL MARKET OB/XF VALUE	9,342			
TOTAL LAND VALUE - MARKET	50,000			
TOTAL MARKET VALUE	305,827			
SOH/AGL Deduction	26,417			
ASSESSED VALUE	279,410			
TOTAL EXEMPTION VALUE	HX HB 13 279,410			
BASE TAXABLE VALUE	0			
TOTAL JUST VALUE	305,827			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	271,272			
PER QUIT CLAIM DEED RECORDED IN APRIL 2023.				
EX-HUSBAND'S SS# REMOVED FROM OWNER SCREEN				
5 YR PRCL CK NC FR				
ADD HX AND VX(LAWRENCE) FOR 2019-				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
17001379	SFD-CO	0	10/31/2017	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1308/0619	3/15/2023	QC U	I 11	100
GRANTOR: THREAT LAWRENCE JR				
GRANTEE: THREAT NISHA ENCARN				
1079/0042	7/03/2018	WD Q	I 01	229,900
GRANTOR: PAFFORD PROPERTIES &				
GRANTEE: THREAT LAWRENCE & N				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2018] W14 FSP=[YR=2018] N10 W12 S4 PTO=[YR=2018] W3 S3 E3 N3\$ S6 E12\$ W39 S31 FGR=[YR=2018] S20 E20 N23 W6 S3 W14\$ E14 N3 E6 S6 FOP=[YR=2018] S8 E19 N2 W1 N6 W18\$ E18 S6 E15 N40\$.				

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	1,375.00	SF	6.00	6.00	100	2018	2018	3	80	6,600	
2	0211	CONCRETE W	0	100	56	224.00	SF	6.00	6.00	100	2018	2018	3	80	1,075	
3	0955	PRIVACY FE	0	100	0	117.00	LF	15.00	15.00	100	2018	2018	3	95	1,667	

LAND DESCRIPTION																								
TOTAL OB/XF 9,342																								
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							