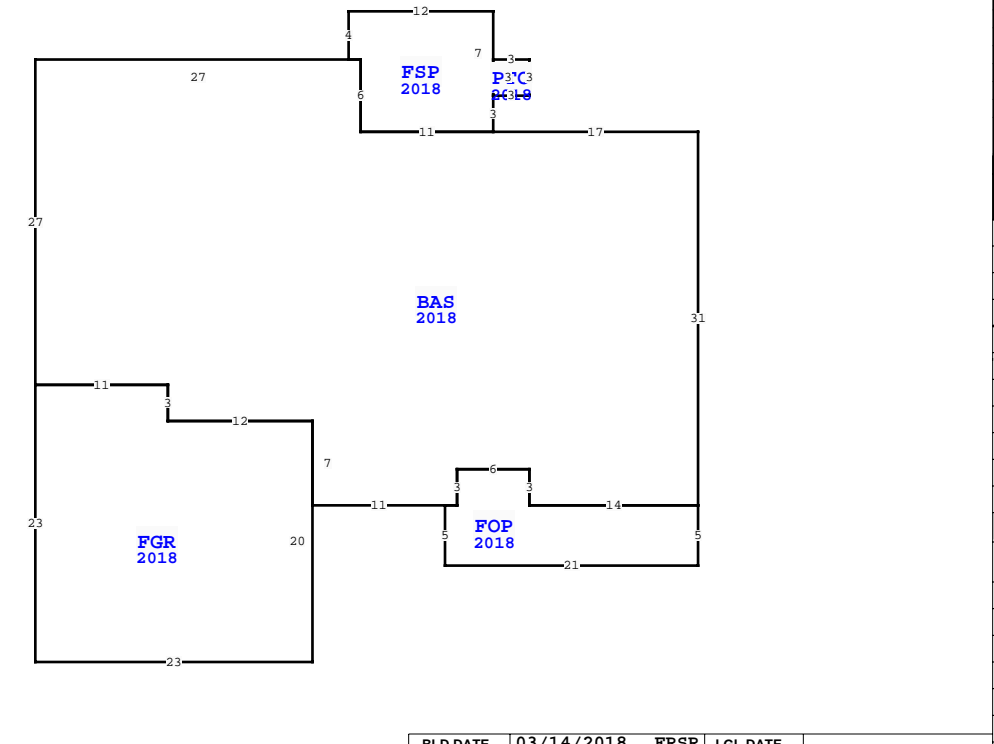




ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 50
Interior Floor	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,001	115.5000	120.70	241,521	2018	2018	0	0	0	5.00	95.00



BUILDING CHARACTERISTICS					
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	1,655	100	2018	1,655	189,771
FGR	493	50	2018	246	28,207
FOP	123	30	2018	37	4,243
FSP	114	55	2018	63	7,224
PTO	9	5	2018	0	0
TOTALS	2,394			2,001	229,445

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			229,445
TOTAL MARKET OB/XF VALUE			7,221
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			286,666
SOH/AGL Deduction			125,240
ASSESSED VALUE			161,426
TOTAL EXEMPTION VALUE	HX HB BX		55,000
BASE TAXABLE VALUE			106,426
TOTAL JUST VALUE			286,666
NCON VALUE			1,260
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			252,216

PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN24-00026	GENERATOR-CC		05/23/2024
B23-001146	SHED-CC		10/30/2023
17000887	SFD-CO	0	07/12/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1331/0269	9/22/2023	WD Q	Q	I	01	345,000

GRANTOR: RITTER DOMINIQUE & SI
 GRANTEE: HAWKINS LEONARD G &
 1262/0730 4/18/2022 WD Q I 01 310,000
 GRANTOR: DILMORE CARLON & AUBR
 GRANTEE: RITTER DOMINIQUE &

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	864.00	SF	6.00	6.00	100	2018	2018	3	80	4,147	
2	0211	CONCRETE W	0	100	27	378.00	SF	6.00	6.00	100	2018	2018	3	80	1,814	
3	0955	PRIVACY FE	0	100	0	84.00	LF	15.00	15.00	100	2024	2023	AV	100	1,260	
4	0700	PORT BLDG	0	100	10	160.00	SF	0.00	0.00	100	2024	2023	AV	98	0	

TOTAL OB/XF												
7,221												

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS=[YR=2018] W17 FSP=[YR=2018] N3 PTO=[YR=2018] E3 N3 W3 S3\$ N7 W12 S4 E1 S6 E11\$ W11 N6 W27 S27 FGR=[YR=2018] S23 E23 N20 W12 N3 W11 \$ E11 S3 E12 S7 E11 FOP=[YR=2018] S5 E21 N5 W14 N3 W6 S3 W1\$ E1 N3 E6 S3 E14 N31\$.												

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							