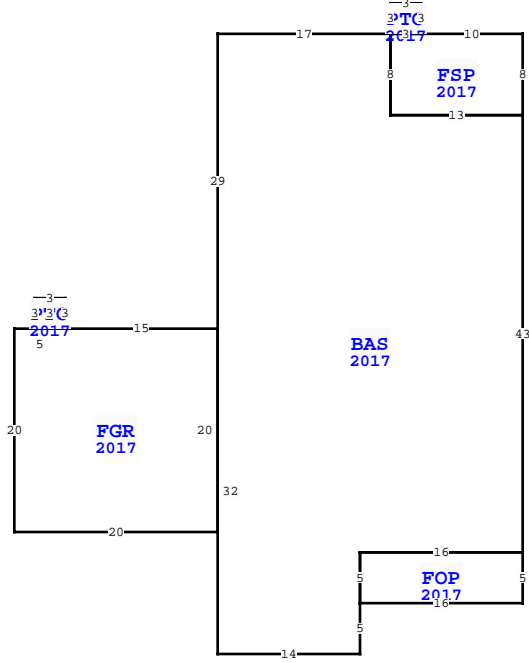


ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 80
Exterior Wall	11	AVERAGE 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 90
Interior Floo	11	CLAY TILE 10
Ceiling	09	9 FT 100
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 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	
1	SINGLE FAM	100%	- 2023									
Heated Area: 1566						HX Base Yr 2023						



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		1,243.00	SF	6.00	100	2017	2017	3	76	5,668
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		296.00	LF	15.00	100	2017	2017	3	91	4,040
4	0625	PORT WD UT	0	100	10	12		120.00	SF	0.00	100	2019	2019	3	85	0
5	0700	PORT BLDG	0	100	4	8		32.00	SF	0.00	100	2019	2019	3	92	0

TOTALS		2,168		1,847	218,255
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TOTAL OB/XF												
10,219												

LAND DESCRIPTION																								
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				0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							

WAKULLA COUNTY PROPERTY												
PAGE 1 of 1												
VALUATION SUMMARY												
VALUATION BY												
STANDARD												
Tax Group: 3												
Tax Dist:												
BUILDING MARKET VALUE												
218,255												
TOTAL MARKET OB/XF VALUE												
10,219												
TOTAL LAND VALUE - MARKET												
50,000												
TOTAL MARKET VALUE												
278,474												
SOH/AGL Deduction												
57,579												
ASSESSED VALUE												
220,895												
TOTAL EXEMPTION VALUE												
HX HB												
50,000												
BASE TAXABLE VALUE												
170,895												
TOTAL JUST VALUE												
278,474												
NCON VALUE												
0												
INCOME VALUE												
PREVIOUS YEAR MKT VALUE												
246,361												

SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1289/0845	10/28/2022	WD Q	I 01	323,000

GRANTOR: EARLY KENNITH MICHAEL				
GRANTEE: WALKER RYAN PATRICK				
1149/0302	4/30/2020	WD Q	I 01	220,000
GRANTOR: ROSS JOHN V & BRETT A				
GRANTEE: EARLY KENNITH MICHA				

BUILDING NOTES												
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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\$.												