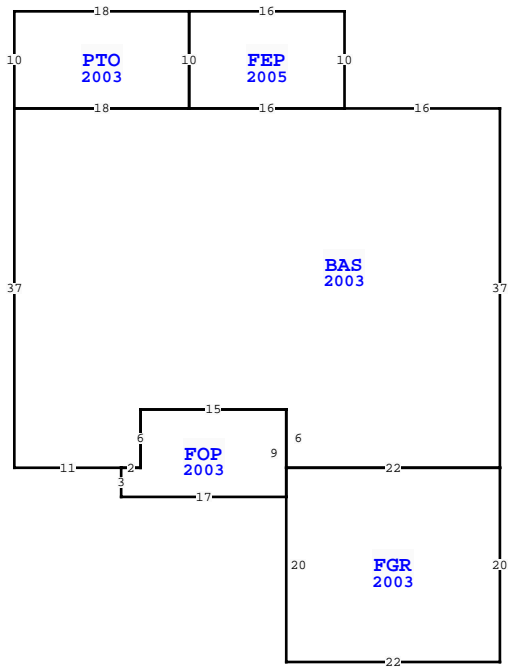




ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	100	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP SHNGL		100	
Interior Wall	05	DRYWALL		100	
Interior Floor	11	CLAY TILE		50	
Interior Floor	14	CARPET		50	
Heating Type	13	HEAT PUMP		100	
Air Condition	13	HEAT PUMP		100	
Bedrooms				3 100	
Bathrooms				2 100	
Story Height				0 100	
Stories	1.			1. 100	
Fireplace	01	FIREPLACE		100	
Units				0 100	
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	3	MKT AREA		10	
NEIGHBORHOOD/LOC	273.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,760	100	2003	1,760	180,977
FEP	160	80	2005	128	13,162
FGR	440	50	2003	220	22,622
FOP	141	30	2003	42	4,319
PTO	180	5	2003	9	926
TOTALS	2,681			2,159	222,006

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% - 2004									
Heated Area: 1888										HX Base Yr 2004	



WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			222,006	
TOTAL MARKET OB/XF VALUE			2,847	
TOTAL LAND VALUE - MARKET			55,000	
TOTAL MARKET VALUE			279,853	
SOH/AGL Deduction			113,749	
ASSESSED VALUE			166,104	
TOTAL EXEMPTION VALUE	HX HB	50,000		
BASE TAXABLE VALUE			116,104	
TOTAL JUST VALUE			279,853	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			251,417	
5 YR PRCK CK, CHG EYB 2003 TO 2011 REROOF HVAC, DE				
5 YR PRCL CK, N/C				
5 YR PRCL CH, CHG CODE XFOB LN 4				
ADD CHG PER ONWER VIA PHONE 8504027902				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
20000187	REROOF-CO	0	05/06/2020	
18000378	MECH	0	04/05/2018	
2006940	UTILITY BLDG	0	06/02/2006	
30368	SFD	0	06/10/2003	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
0512/0831	11/12/2003	WD Q	Q I	25,000
GRANTOR: WAKULLA BUILDERS LLC				
GRANTEE: KENNEDY CHRIS & TARA				
0490/0473	6/06/2003	WD Q	V	25,000
GRANTOR: THE FARM LLC				
GRANTEE: WAKULLA BUILDERS				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2003] W16 FEP=[YR=2005] N10 W16 S10 E16\$ W16 PTO=[YR=2003] N10 W18 S10 E18\$ W18 S37 E11 FOP=[YR=2003] S3 E17 N9 W15 S6 W2\$ E2 N6 E15 S6 FGR=[YR=2003] S20 E22 N20 W22\$ E22 N37\$.				

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	62	16			6.00	100	2003	2003	3	21	1,250	
3	0211	CONCRETE W	0	100	32	3			6.00	100	2003	2003	3	21	121	
4	0700	PORT BLDG	0	100	16	10			0.00	100	2006	2006	3	66	0	
5	0955	PRIVACY FE	0	100	0	0			15.00	100	2006	2006	3	30	1,476	

TOTAL OB/XF									
2,847									
BLD DATE	02/03/2021	FREB	LGL DATE						
XF DATE	02/03/2021	FREB	LAND DATE	02/03/2021					
INC DATE			AG DATE						

LAND DESCRIPTION										TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	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	55,000.00	55,000.00	55,000							