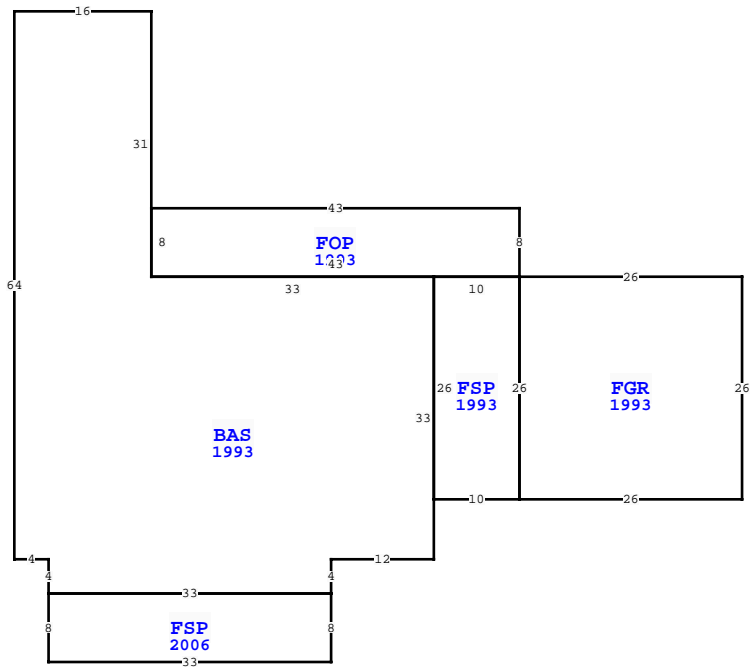


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
19	COMMON BRK 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
12	HARDWOOD 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
3	MKT AREA	08			
000	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,245	100	1993	2,245	165,035
FGR	676	50	1993	338	24,847
FOP	344	30	1993	103	7,572
FSP	260	55	1993	143	10,512
FSP	264	55	2006	145	10,659
TOTALS	3,789			2,974	218,626

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,974	115.5000	109.72	326,307	1990	1990	0	0	33.00	67.00
1 SINGLE FAM 100% - 1998 Heated Area: 2245 HX Base Yr 1998											



WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		218,626		
TOTAL MARKET OB/XF VALUE		1,562		
TOTAL LAND VALUE - MARKET		70,000		
TOTAL MARKET VALUE		290,188		
SOH/AGL Deduction		94,301		
ASSESSED VALUE		195,887		
TOTAL EXEMPTION VALUE		HX HB SX WX 105,000		
BASE TAXABLE VALUE		90,887		
TOTAL JUST VALUE		290,188		
NCON VALUE		0		
INCOME VALUE				
PREVIOUS YEAR MKT VALUE		277,479		
5 YR PRCL CK, CHG EYB 1990 TO 1998 HVAC REROOF, DE				
5 YR PRCL CK, CORR XFOB LN LN2				
ADDED WX FOR 2018 AND UPDATED SSN INFO				
GORDON E LEPP DOD 01-10-2017 OR 1072 P 54				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
PR24-000127	BATHROOM REMODEL		07/03/2024	
18000024	MECH	0	01/19/2018	
2011335	RE-ROOF	0	05/23/2011	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD	SALE PRICE
1072/0120	5/04/2018	QC U	I 11	100
GRANTOR: LEPP NICOLE				
GRANTEE: LEPP NICOLE; LEPP RE				
0315/0292	12/19/1997	WD Q	I	163,000
GRANTOR: CLARK LINDELL & DONNA				
GRANTEE:				
BUILDING NOTES				
BUILDING DIMENSIONS				
FGR=[YR=1993] W26 FOP=[YR=1993] N8 W43 S8 E43\$ FSP=[YR=1993] W10 BAS=[YR=1993] W33 N31 W16 S64 E4 S4 FSP=[YR=2006] S8 E33 N8 W33\$ E33 N4 E12 N33\$ S26 E10 N26\$ S26 E26 N26\$.				

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	0140	FIRE PLACE	0	100	0	0		1.00	UT 1,900.00	100	1990	1990	3	47	893	
2	0075	WOOD FENCE	0	100	0	0		212.00	LF 10.00	100	1990	1990	3	20	424	
3	0210	CONCRETE D	0	100	5	18		90.00	SF 6.00	100	1990	1990	3	20	108	
4	0620	WOOD UTL B	0	100	8	12		96.00	SF 6.00	100	1990	1990	3	20	115	
5	0940	OPEN SHED	0	100	4	7		28.00	SF 4.00	100	1990	1990	3	20	22	

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	2.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	70,000							