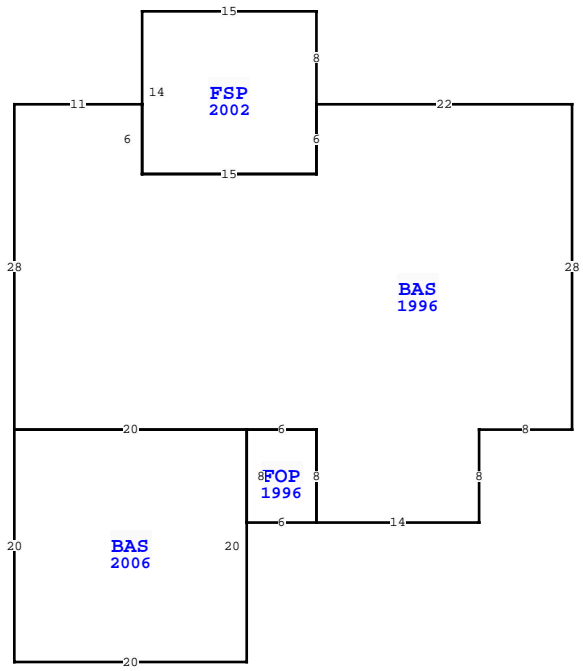


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
30	VINYL 90				
21	STONE 10				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
12	HARDWOOD 80				
14	CARPET 20				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	3 100				
	2 100				
	0 100				
1.1	1.100				
01	FIREPLACE 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
3	MKT AREA		10		
247.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,366	100	1996	1,366	135,499
BAS	400	100	2006	400	39,678
FOP	48	30	1996	14	1,388
FSP	210	55	2002	116	11,506
TOTALS	2,024			1,896	188,073

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% - 2021		107.82	204,427	1995	2015	0	0	8.00	92.00
Heated Area: 1766 HX Base Yr 2021											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		188,073	
TOTAL MARKET OB/XF VALUE		6,908	
TOTAL LAND VALUE - MARKET		45,000	
TOTAL MARKET VALUE		239,981	
SOH/AGL Deduction		68,864	
ASSESSED VALUE		171,117	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		121,117	
TOTAL JUST VALUE		239,981	
NCON VALUE		2,445	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		168,228	
5 YR PRCL CK, CHG EYB FROM 1995 TO 2015, CHG XFOBS, PU XFOB LN 8			
5 YR PRCL CK, CHG FLOR, CHG DIM XFOB LN 3,4			
ADD HX FOR 2021-DUDLEY			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000337	RE-ROOF-CO	0	07/28/2020
20061057	ENCLOSE CPT	0	06/27/2006
20247	N/A	0	10/26/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1182/0392	11/25/2020	WD	Q	I	01	205,000
GRANTOR: JOHNSON TAMELA D F/K/						
GRANTEE: DUDLEY MICHAEL SHAN						
0910/0779	3/13/2013	QC	U	I	11	100
GRANTOR: GANEY STEVEN T & TAME						
GRANTEE: GANEY TAMELA C						

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	32	16	512.00	SF	6.00	6.00	100	1995	1995	3	43	1,321	
3	0700	PORT BLDG	0	100	0	0	1.00	SF	0.00	0.00	100	2006	2006	3	66	0	
4	0955	PRIVACY FE	0	100	0	0	347.00	LF	15.00	15.00	100	2006	2006	3	30	1,562	
5	0211	CONCRETE W	0	100	21	3	63.00	SF	6.00	6.00	100	1995	1995	3	43	163	
7	0210	CONCRETE D	0	100	47	10	470.00	SF	6.00	6.00	100	1995	1995	3	43	1,213	
8	0955	PRIVACY FE	0	100	0	0	14.00	LF	15.00	15.00	100	2020	2020	3	97	204	
9	0955	PRIVACY FE	0	100	0	0	163.00	LF	15.00	15.00	100	2024	2023		100	2,445	
TOTALS															6,908		

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		RSU1	0.00	0.00	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000							