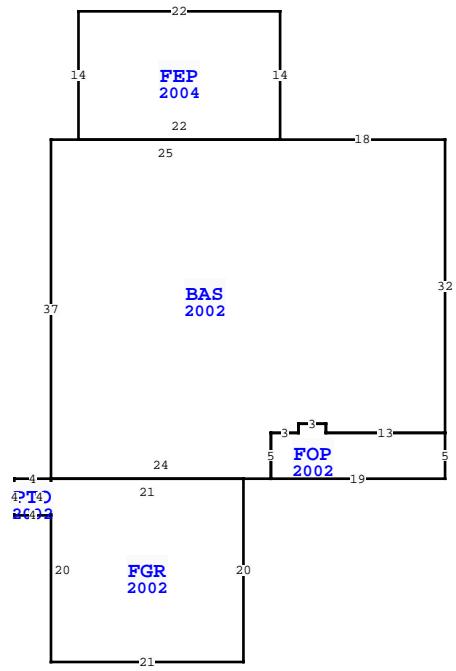


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	30	VINYL	70
Exterior Wall	19	COMMON BRK	30
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	10	LAMINATED	50
Interior Floor	14	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 Units	01	FIREPLACE	100
		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	1,979	110.4000	104.88	207,558	2002	2015		0	8.00	92.00
1 SINGLE FAM 100% - 2003 Heated Area: 1739 HX Base Yr 2003											



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,493	100	2002	1,493	144,059
FEP	308	80	2004	246	23,736
FGR	420	50	2002	210	20,263
FOP	98	30	2002	29	2,799
PTO	16	5	2002	1	97
TOTALS	2,335			1,979	190,953

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	78	15	SF	6.00	6.00	100	2001	2001	AV	52	3,650	
2	0955	PRIVACY FE	0	100	0	0	LF	15.00	15.00	100	2003	2003	3	83	1,245	
3	0700	PORT BLDG	0	100	8	10	SF	8.00	8.00	100	2002	2002	3	74	474	
4	0211	CONCRETE W	0	100	32	3	SF	6.00	6.00	100	2001	2001	3	67	386	
6	0080	4' CHAINLI	0	100	0	0	LF	13.00	13.00	100	2004	2004	3	23	718	
7	0170	GARAGE UNF	0	100	20	18	SF	25.00	25.00	100	2018	2018	3	90	8,100	

TOTAL OB/XF											
14,573											

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							

BUILDING NOTES											
BUILDING DIMENSIONS											

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			STANDARD
VALUATION BY		Tax Group: 3 Tax Dist:	
BUILDING MARKET VALUE		190,953	
TOTAL MARKET OB/XF VALUE		14,573	
TOTAL LAND VALUE - MARKET		45,000	
TOTAL MARKET VALUE		250,526	
SOH/AGL Deduction		92,595	
ASSESSED VALUE		157,931	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		107,931	
TOTAL JUST VALUE		250,526	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		190,907	
5 YR PRCL CK, CHG EYBS BULD & XFOBS RE- ROOF, H			
INCR EYB 2002-2006 RE-ROOF B23-147 CC 2/27/2023			
5 YR PRCL CH, PU XFOB LN 7			
5 YR PRCL CH, PU CORR DIMENS XFOB LN 1			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B23-000147	RE-ROOF CC	0	02/23/2023
18000607	GARAGE-CO	0	06/01/2018
31022	PORCH	0	11/19/2003
028492	SFD	0	12/21/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0443/0455	5/13/2002	WD	Q	I		124,000
GRANTOR: LEE TERRANCE O						
GRANTEE: HEETHER CHARLES & L						
0374/0048	2/17/2000	WD	Q	V		15,000
GRANTOR: TAFF PROPETIES LTD						
GRANTEE: LEE TERRANCE O						