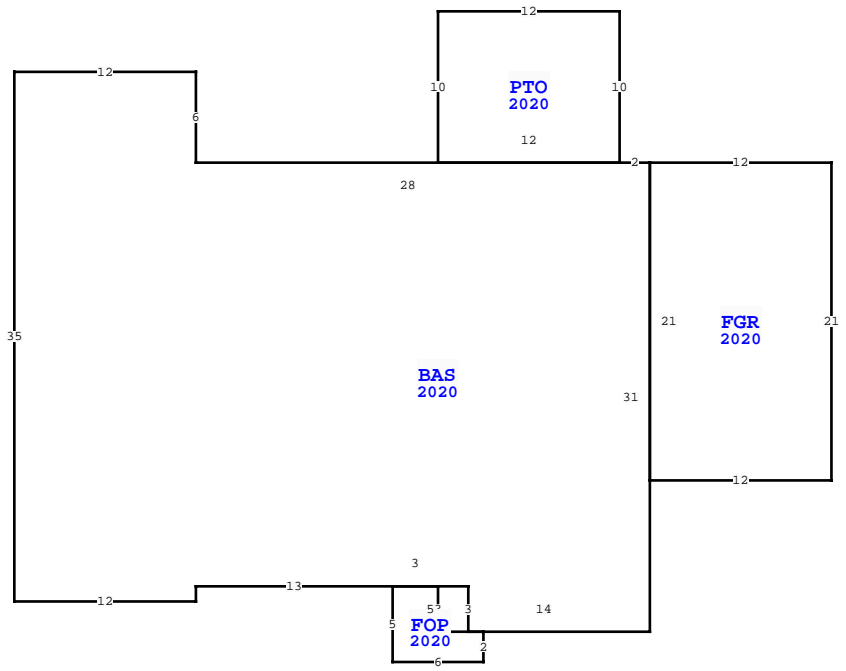


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
10	LAMINATED 100				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
3	MKT AREA	10			
335.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,302	100	2020	1,302	136,777
FGR	252	50	2020	126	13,237
FOP	27	30	2020	8	840
PTO	120	5	2020	6	631
TOTALS	1,701			1,442	151,484

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,442	114.0000	108.30	156,169	2020	2020	0	0	3.00	97.00
1 SINGLE FAM 100% - 2021 Heated Area: 1302 HX Base Yr 2021											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		151,484	
TOTAL MARKET OB/XF VALUE		9,185	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		215,669	
SOH/AGL Deduction		33,580	
ASSESSED VALUE		182,089	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		132,089	
TOTAL JUST VALUE		215,669	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		207,535	
5 YR PRCL CK, N/C			
ADD HX & PORT FOR 2021- ROGERS			
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-4			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000290	SFD	0	04/02/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1162/0855	7/24/2020	WD Q	Q	I	01	200,500
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: ROGERS BRYON SHAMEL						
1040/0550	7/13/2017	WD Q	Q	V	05	170,000
GRANTOR: FONVIELLE-THOMPSON, L						
GRANTEE: GOLDEN CONSTRUCTION						

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	954.00	SF	6.00	6.00	100	2020	2020	3	89	5,094	
2	0211	CONCRETE W	0	100	20	80.00	SF	6.00	6.00	100	2020	2020	3	89	427	
3	0955	PRIVACY FE	0	100	0	212.00	LF	15.00	15.00	100	2020	2020	3	97	3,085	
4	0080	4' CHAINLI	0	100	0	50.00	LF	13.00	13.00	100	2020	2020	3	89	579	

BUILDING NOTES			
BLD DATE 09/10/2020 FRSR LGL DATE 03/03/2020 JBBH			
XF DATE 09/10/2020 FRSR LAND DATE			
INC DATE AG DATE			

BUILDING DIMENSIONS			
FGR=[YR=2020] W12 BAS=[YR=2020] W2 PTO=[YR=2020] N10 W12 S10 E12\$ W28 N6 W12 S35 E12 N1 E13 FOP=[YR=2020] S5 E6 N2 W1 N3 W5\$ E3 S3 E14 N31\$ S21 E12 N21\$.			

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							