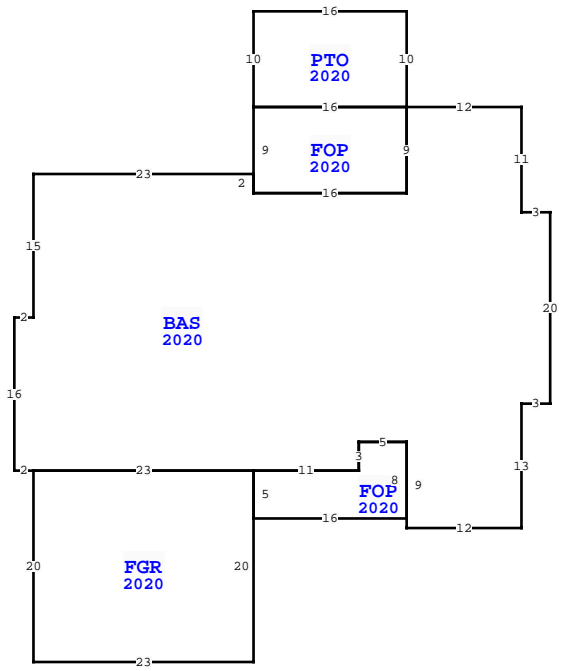


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
07	VYL PLANK 90				
11	CLAY TILE 10				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	4 100				
	2 100				
	0 100				
1.	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	1,782	100	2020	1,782	186,872
FGR	460	50	2020	230	24,119
FOP	95	30	2020	28	2,936
FOP	144	30	2020	43	4,510
PTO	160	5	2020	8	839
TOTALS	2,641			2,091	219,276

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,091	113.8000	108.11	226,058	2020	2020	0	0	3.00	97.00	
1 SINGLE FAM 0% - 0 Heated Area: 1782 HX Base Yr												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		219,276	
TOTAL MARKET OB/XF VALUE		4,977	
TOTAL LAND VALUE - MARKET		55,000	
TOTAL MARKET VALUE		279,253	
SOH/AGL Deduction		0	
ASSESSED VALUE		279,253	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		279,253	
TOTAL JUST VALUE		279,253	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		271,843	
5 YR PRCL CK, N/C			
ADDR UPDATED BY LINDA			
CONFIRMED MAILING ADDR - PO BOX 898			
CONTACTED BRYAN CARTER BY PHONE AND			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
18000881	SFD-CO	0	09/11/2018
20071604	SFD-EXPIRED	0	11/05/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1223/0879	8/05/2021	QC	U	I	11	100
GRANTOR: BRYAN CARTER CONSTR						
GRANTEE: CARTER RICHARD BRYA						
1037/0780	6/15/2017	WD	Q	V	05	80,000
GRANTOR: FONVIELLE-THOMPSON, L						
GRANTEE: BRYAN CARTER CONSTR						

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	0	0	784.00	SF	6.00	6.00	100	2020	2020	3	89	4,187	
2	0211	CONCRETE W	0	0	37	148.00	SF	6.00	6.00	100	2020	2020	3	89	790	

BLD DATE		09/08/2020	MMSR	LGL DATE	03/03/2020	JBBH
XF DATE		09/08/2020	FRSR	LAND DATE		
INC DATE				AG DATE		

BUILDING NOTES	
BAS=[YR=2020] W12 PTO=[YR=2020] N10 W16 S10 E16\$	
FOP=[YR=2020] W16 S9 E16 N9 \$ S9 W16 N2 W23 S15 W2 S16 E2	
FGR=[YR=2020] S20 E23 N20 W23\$ E23 FOP=[YR=2020] S5 E16 N8 W5 S3 W11\$ E11 N3 B5 S9 E12 N13 E3 N20 W3 N11\$.	

LAND DESCRIPTION																								
TOTAL OB/XF 4,977																								
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	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	55,000.00	55,000.00	55,000							