



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	VYL PLANK 100
Ceiling	08	8 FT 100
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Units		0 100
Quality	03	AVERAGE
DOR CODE	0100	SINGLE FAMILY
MAP NUM	3	MKT AREA 10
NEIGHBORHOOD/LOC	435.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,270	100
FGR	420	50
FOP	20	30
PTO	35	5
TOTALS	1,745	

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,488	109.0000	103.55	154,082	2023	2023	0	0	0.00	100.00	

1 SINGLE FAM	0% - 2024	Heated Area: 1270	HX Base Yr
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WAKULLA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY	STANDARD	
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE	154,082	
TOTAL MARKET OB/XF VALUE	8,598	
TOTAL LAND VALUE - MARKET	50,000	
TOTAL MARKET VALUE	212,680	
SOH/AGL Deduction	0	
ASSESSED VALUE	212,680	
TOTAL EXEMPTION VALUE	0	
BASE TAXABLE VALUE	212,680	
TOTAL JUST VALUE	212,680	
NCON VALUE	162,680	
INCOME VALUE		
PREVIOUS YEAR MKT VALUE	70,000	

5 YR PRCL CK, N/C
 CHANGED XFOBS FROM MAINT TO NCON
 MM PU NCON 08-03-2023 LH 11/2023

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23000165	SFD-CO	0	05/12/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1341/0495	12/19/2023	WD	U	I	30	100

GRANTOR: D.R. HORTON, INC
 GRANTEE: DHIC - TALLAHASSEEI
 1306/0623 3/28/2023 WD Q V 05 2,160,000
 GRANTOR: SHADEVILLE OF WAKULLA
 GRANTEE: D.R. HORTON, INC

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 51 17	867.00	SF	6.00	6.00	100	2024	2023	AV	100	5,202	
2	0210	CONCRETE D	0	0 0 0	12.00	SF	6.00	6.00	100	2024	2023	AV	100	72	
3	0211	CONCRETE W	0	0 0 0	34.00	SF	6.00	6.00	100	2024	2023	AV	100	204	
4	0955	PRIVACY FE	0	0 0 0	208.00	LF	15.00	15.00	100	2024	2023	AV	100	3,120	

BLD DATE
 XF DATE
 INC DATE
 LGL DATE
 LAND DATE
 AG DATE

BUILDING NOTES

BUILDING DIMENSIONS	
BAS=[YR=2023;ORIG=20,10] S25 E21 S15 E4 S5 E13 N45 W1 W7 W30 \$	
FOP=[YR=2023;ORIG=41,50] E4 S5 W4 N5 \$	
FGR=[YR=2023;ORIG=20,35] E21 S20 W21 N20 \$	
PTO=[YR=2023;ORIG=50,5] E7 S5 W7 N5 \$	

LAND DESCRIPTION																								
TOTAL OB/XF 8,598																								
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	50,000.00	50,000.00	50,000							