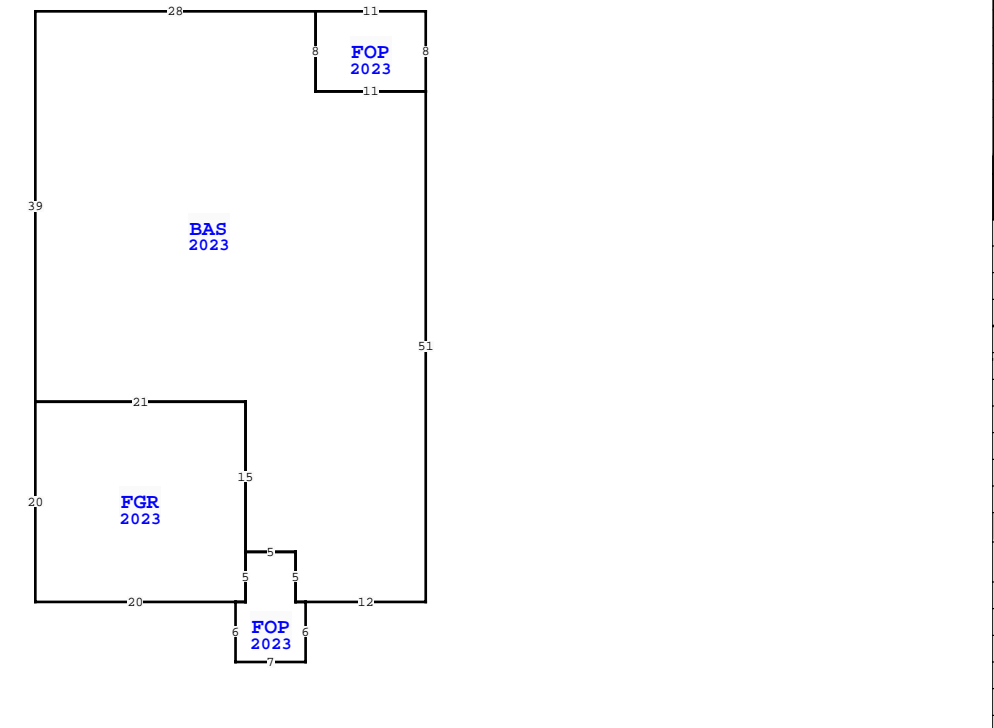




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	VYL PLANK 100
Ceiling	08	8 FT 100
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 100
Bedrooms		4 100
Bathrooms		2 100
Stories	1.	1. 100
Units		0 100
Condition Adj	12	AVERAGE 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,024	107.0000	101.65	205,740	2023	2023	0	0	0.00	100.00		



EXTRA FEATURES					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,768	100	2023	1,768	179,717
FGR	420	50	2023	210	21,347
FOP	67	30	2023	20	2,033
FOP	88	30	2023	26	2,643
<b>TOTALS</b>	<b>2,343</b>			<b>2,024</b>	<b>205,740</b>

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	50	16	800.00	LF	6.00	6.00	100	2024	2023	AV	100	4,800	
2	0211	CONCRETE W	0	0	9	4	36.00	SF	6.00	6.00	100	2024	2023	AV	100	216	
3	0955	PRIVACY FE	0	0	0	0	167.00	LF	15.00	15.00	100	2024	2023	AV	100	2,505	

LAND DESCRIPTION		TOTAL OB/XF 7,521																						
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							

WAKULLA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	205,740			
TOTAL MARKET OB/XF VALUE	7,521			
TOTAL LAND VALUE - MARKET	50,000			
TOTAL MARKET VALUE	263,261			
SOH/AGL Deduction	0			
ASSESSED VALUE	263,261			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	263,261			
TOTAL JUST VALUE	263,261			
NCON VALUE	213,261			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	70,000			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN23-00024	SFD-CO	0	07/18/2023

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

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2023;ORIG=-30,70] E28 S8 E11 S51 W12 W1 N5 W5 N15 W21 N39 \$	
FOP=[YR=2023;ORIG=-2,70] E11 S8 W11 N8 \$	
FOP=[YR=2023;ORIG=-9,124] E5 S5 E1 S6 W7 N6 E1 N5 \$	
FGR=[YR=2023;ORIG=-9,109] W21 S20 E20 E1 N5 N15 \$	