

ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	03	MASONRY		100	
Exterior Wall	15	CONC	BLOCK	100	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		100	
Interior Floor	11	CLAY TILE		80	
Interior Floor	12	HARDWOOD		20	
Heating Type	04	AIR DUCTED		100	
Air Condition	03	CENTRAL		100	
Bedrooms				4	100
Bathrooms				3	100
Story Height				0	100
Stories	1.			1.	100
Units				0	100
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	2	MKT AREA		10	
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,754	100	1974	1,754	128,735
BAS	332	100	2009	332	24,367
FGR	394	50	2008	197	14,459
FOP	152	30	1974	46	3,376
TOTALS	2,632			2,329	170,937

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,329	126.6500	120.32	280,225	1974	1984	0	0	39.00	61.00
1 SINGLE FAM 100% - 2013 Heated Area: 2086 HX Base Yr 2013											
BLD DATE	06/15/2021	MMMM	LGL DATE	06/15/2021	MMMM						
XF DATE	06/15/2021	MMMM	LAND DATE	06/15/2021	MMMM						
INC DATE			AG DATE								

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			170,937
TOTAL MARKET OB/XF VALUE			1,434
TOTAL LAND VALUE - MARKET			15,900
TOTAL MARKET VALUE			188,271
SOH/AGL Deduction			56,219
ASSESSED VALUE			132,052
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			82,052
TOTAL JUST VALUE			188,271
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			191,121
PU LN 7			
5YR PRCL CH; CORR BATHS (3); DELETE XFOB LN 1			
LN 6			
5 YR PRCL CH, CORR CODE XFOB LN 1, PU XFOB			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000371	WORKSHOP		04/10/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0888/0045	8/29/2012	WD	Q	I	01	125,000
GRANTOR: RICKETTS TROY						
GRANTEE: MATTHEWS TIMOTHY A						
0827/0547	6/02/2010	WD	Q	I	01	170,000
GRANTOR: BOZEMAN TIMOTHY & CON						
GRANTEE: RICKETTS TROY						

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
2	0210	CONCRETE D	0	100	23	21	483.00	SF	6.00	6.00	100	1980	1980	3	20	580	
3	0211	CONCRETE W	0	100	20	4	80.00	SF	6.00	6.00	100	1980	1980	3	20	96	
4	0625	PORT WD UT	0	100	12	8	96.00	SF	6.00	6.00	100	1980	1980	3	20	115	
5	0211	CONCRETE W	0	100	5	3	15.00	SF	6.00	6.00	100	1976	1976	3	20	18	
6	0940	OPEN SHED	0	100	12	15	180.00	SF	4.00	4.00	100	2014	2014	3	62	446	
7	0940	OPEN SHED	0	100	12	6	72.00	SF	4.00	4.00	100	2014	2014	3	62	179	
TOTALS															1,434		

LAND DESCRIPTION															TOTAL OB/XF										
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	2.12	AC		1.00	1.00	1.00	7,500.00	7,500.00	15,900								