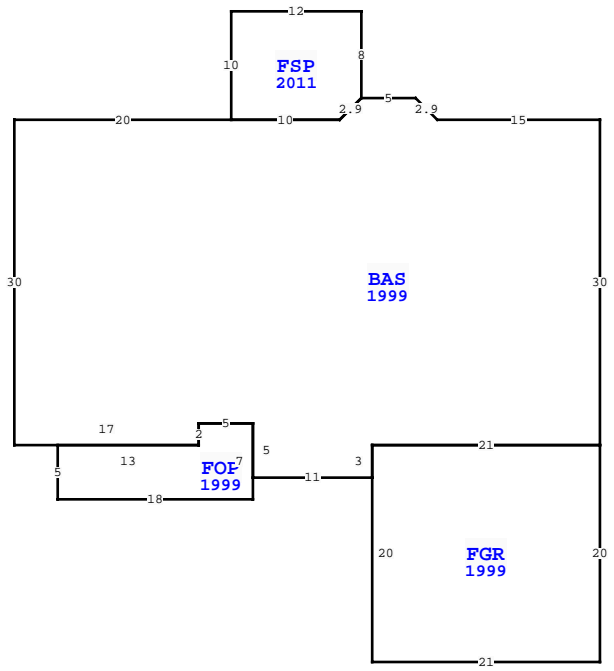


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 70				
19	COMMON BRK 30				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
14	CARPET 70				
08	SHT VINYL 30				
04	AIR DUCTED 100				
03	CENTRAL 100				
	Bedrooms	3	100		
	Bathrooms	2	100		
	Story Height	0	100		
1.	1. 100				
	Units	0	100		
03	AVERAGE				
0100	SINGLE FAMILY				
2	MKT AREA		10		
252.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,657	100	1999	1,657	139,237
FGR	420	50	1999	210	17,646
FOP	100	30	1999	30	2,521
FSP	118	55	2011	65	5,462
TOTALS	2,295			1,962	164,865

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,962	113.4000	107.73	211,366	1999	2001	0	0	22.00	78.00	
1 SINGLE FAM 100% - 2013 Heated Area: 1657 HX Base Yr 2013												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		164,865	
TOTAL MARKET OB/XF VALUE		5,268	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		205,133	
SOH/AGL Deduction		109,507	
ASSESSED VALUE		95,626	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		45,626	
TOTAL JUST VALUE		205,133	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		207,869	
INCR EYB 1999-2001 HVAC-CC 6-2022			
5 YR PRCL CH, PU XFOB LN 5, CHG EXW, DEL SPCD			
CODE XFOB LN 3, PU XFOB LN 4			
PU CORR TRAV, PU CORR DIMENS XFOB LN 1, CHG			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB22-000381	HVAC-CC	0	06/08/2022
19000400	REROOF-CO	0	04/02/2019
024247	SFD	0	11/02/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0898/0111	12/28/2012	WD	U	I	39	122,500
GRANTOR: SWIFT HAROLD R						
GRANTEE: CARTER FREDERICK CL						
0898/0110	11/19/2012	CR	U	I	11	100
GRANTOR: SWIFT CHERYL L						
GRANTEE: SWIFT HAROLD R AKA						

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	99	13		1,287.00	SF	6.00	6.00	100	1999	1999	3	20	1,544	
2	0140	FIRE PLACE	0	100	0	0		1.00	UT	1,900.00	1,900.00	100	1999	1999	3	56	1,064	
3	0955	PRIVACY FE	0	100	0	0		370.00	LF	15.00	15.00	100	2006	2006	3	30	1,665	
4	0211	CONCRETE W	0	100	63	3		189.00	SF	6.00	6.00	100	1999	1999	3	20	227	
5	0055	PORTABLE C	0	100	20	16		320.00	SF	3.00	3.00	100	2018	2018	3	80	768	
TOTALS													5,268					

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	35,000.00	35,000.00	35,000							