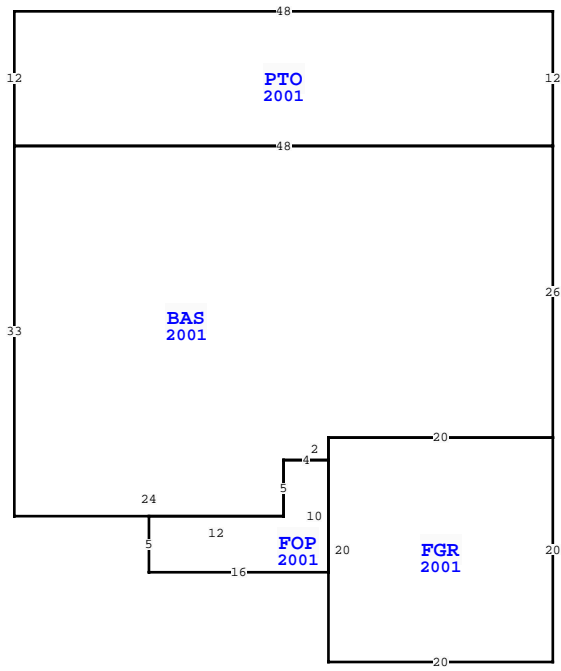




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 80				
20	FACE BRICK 20				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
08	SHT VINYL 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	Bedrooms	3	100		
	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	1,424	100	2001	1,424	120,924
FGR	400	50	2001	200	16,984
FOP	100	30	2001	30	2,547
PTO	576	5	2001	29	2,462
TOTALS	2,500			1,683	142,918

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,683	114.6000	108.87	183,228	2001	2001	0	0	22.00	78.00
1 SINGLE FAM 100% - 2002 Heated Area: 1424 HX Base Yr 2002											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		142,918	
TOTAL MARKET OB/XF VALUE		1,027	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		178,945	
SOH/AGL Deduction		45,983	
ASSESSED VALUE		132,962	
TOTAL EXEMPTION VALUE		HX HB WX 55,000	
BASE TAXABLE VALUE		77,962	
TOTAL JUST VALUE		178,945	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		180,777	
5 YR PRCL CH, N/C			
CODE & LF XFOB LN 2, PU XFOB LN 3			
PU CORR TRAV, PU CORR DIMENS XFOB LN 1, CORR			
5 YR PRCL CH, PU FNDN & FRME, CORR EXW, INT,			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000541	REROOF-CO	0	11/07/2019
028176	SFD	0	09/05/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0429/0604	12/28/2001	WD Q	Q	I		119,572
GRANTOR: CENTURY DEVELOPMENT O						
GRANTEE: BROWN SHEILA ANN						
0417/0716	8/21/2001	WD U	V			18,000
GRANTOR: CENTURY DEVELOPMENT O						
GRANTEE: BRIDLE GATE/AUDUBON						

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	50	16			6.00	100	2001	2001	3	20	960	
2	0955	PRIVACY FE	0	100	0	0		15.00	15.00	100	2001	2001	3	0	0	
3	0211	CONCRETE W	0	100	14	4		6.00	6.00	100	2001	2001	3	20	67	

TOTAL OB/XF											
1,027											

BUILDING NOTES											

BUILDING DIMENSIONS											
PTO=[YR=2001] W48 S12 E48 BAS=[YR=2001] W48 S33 E24											
FOP=[YR=2001] W12 S5 E16 N10 W4 S5\$ N5 E4 N2 E20											
FGR=[YR=2001] W20 S20 E20 N20\$ N26\$ N12\$.											

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							