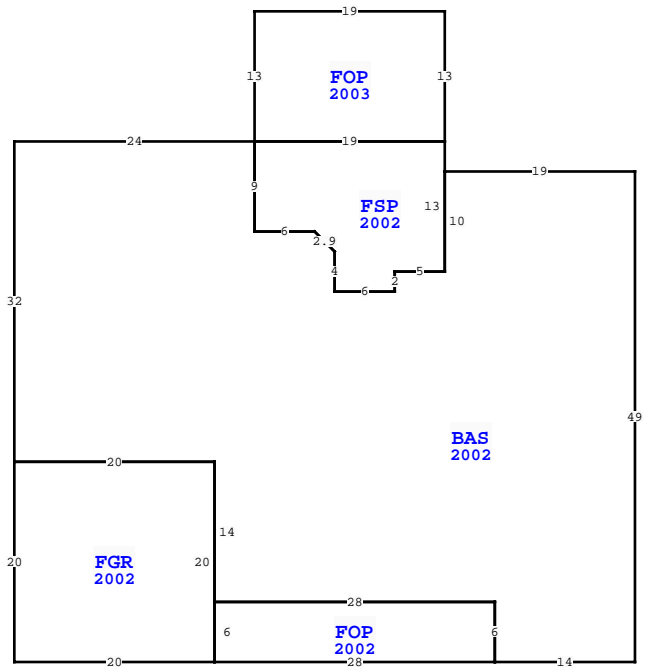


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 80				
20	FACE BRICK 20				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
08	SHT VINYL 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	Bedrooms	3	100		
	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	2,370	100	2002	2,370	194,944
FGR	400	50	2002	200	16,451
FOP	168	30	2002	50	4,113
FOP	247	30	2003	74	6,087
FSP	229	55	2002	126	10,364
TOTALS	3,414			2,820	231,958

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,820	109.6000	104.12	293,618	2002	2002	0	0	21.00	79.00	
1 SINGLE FAM 100% - 2021 Heated Area: 2370 HX Base Yr 2021												



WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		231,958		
TOTAL MARKET OB/XF VALUE		5,158		
TOTAL LAND VALUE - MARKET		38,500		
TOTAL MARKET VALUE		275,616		
SOH/AGL Deduction		36,797		
ASSESSED VALUE		238,819		
TOTAL EXEMPTION VALUE		50,000		
BASE TAXABLE VALUE		188,819		
TOTAL JUST VALUE		275,616		
NCON VALUE		0		
INCOME VALUE		0		
PREVIOUS YEAR MKT VALUE		275,079		
5-7				
5 YR PRCL CH, CHG DIM XFOB LN 2, PU XFOB LN				
HUDSON PORTED 2020 VALUES TO 7 LILAC LN				
DEL XFOB LN 5				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
19000209	REROOF-CO	0	04/04/2019	
18000144	ELECTRIC-CO	0	02/13/2018	
2013744	MECH	0	10/22/2013	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD	SALE PRICE
1161/0756	7/28/2020	WD Q	I 01	289,000
GRANTOR: HUDSON MARK H & CINDY				
GRANTEE: PETERSON DAVID & DI				
0437/0265	3/11/2002	WD Q	V	20,000
GRANTOR: CENTURY DEVELOPMENT O				
GRANTEE: HUDSON MARK H & CIN				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2002] W19 S10 W5 S2 W6 N4 U2 L2 W6 N9 FSP=[YR=2002] S9 E6 R2 D2 S4 E6 N2 E5 N13 W19\$ FOP=[YR=2003] E19 N13 W19 S13\$ W24 S32 FGR=[YR=2002] S20 E20 FOP=[YR=2002] E28 N6 W28 S6\$ N20 W20\$ E20 S14 E28 S6 E14 N49\$.				

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	0130	FIRE PLACE	0	100	0	0		1.00	UT 1,300.00	1,300.00	100	2002	2002	3	59	767
2	0955	PRIVACY FE	0	100	0	0		296.00	LF 15.00	15.00	100	2002	2002	3	0	0
3	0210	CONCRETE D	0	100	0	0		1,641.00	SF 6.00	6.00	100	2002	2002	3	20	1,969
4	0211	CONCRETE W	0	100	46	3		138.00	SF 6.00	6.00	100	2002	2002	3	20	166
5	0955	PRIVACY FE	0	100	0	0		28.00	LF 15.00	15.00	100	2019	2019	3	96	403
6	0700	PORT BLDG	0	100	8	8		64.00	SF 8.00	8.00	100	2016	2016	3	86	440
7	0700	PORT BLDG	0	100	16	12		192.00	SF 8.00	8.00	100	2019	2019	3	92	1,413

TOTAL OB/XF												
5,158												

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	1.10	1.10	35,000.00	38,500.00	38,500							

REVIEW DATE 01/17/2020 BY MMAK Total Acres: 0.52 Total Land Value: 38,500 Market: 0 Agricultural: 0 Common: 38,500 PRINTED 06/03/2026 BY SYS																									
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