



ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR SLAB 100		
Frame	02		WOOD FRAME 100		
Exterior Wall	05		HARDIE BRD 100		
Roof Structur	03		GABLE/HIP 100		
Roof Cover	03		COMP SHNGL 100		
Interior Wall	05		DRYWALL 100		
Interior Floor	11		CLAY TILE 50		
Interior Floor	12		HARDWOOD 50		
Heating Type	04		AIR DUCTED 100		
Air Condition	03		CENTRAL 100		
Bedrooms			4 100		
Bathrooms			2 100		
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	272.00		1.05/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,760	100	2003	1,760	174,155
FGR	440	50	2003	220	21,770
FOP	141	30	2003	42	4,156
FSP	160	55	2003	88	8,708
PTO	180	5	2003	9	890
TOTALS	2,681			2,119	209,679

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 2004									
Heated Area: 1760						HX Base Yr 2004					

WAKULLA COUNTY PROPERTY						
VALUATION SUMMARY			PAGE 1 of 1			
VALUATION BY		STANDARD				
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE		209,679				
TOTAL MARKET OB/XF VALUE		2,589				
TOTAL LAND VALUE - MARKET		50,000				
TOTAL MARKET VALUE		262,268				
SOH/AGL Deduction		101,120				
ASSESSED VALUE		161,148				
TOTAL EXEMPTION VALUE		50,000				
BASE TAXABLE VALUE		111,148				
TOTAL JUST VALUE		262,268				
NCON VALUE		0				
INCOME VALUE						
PREVIOUS YEAR MKT VALUE		249,978				
5 YR PRCL CH, CHG FLOR						
AT 37 PASSION FLOWER LN-06082-014						
REMOVE CHARLES YONTZ FROM HX, HAS HX W.SPOUSE						
GOING TO CHG DEED TO JTWROS						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
20000016	REROOF-CO	0	01/15/2020			
2013896	MECH	0	12/10/2013			
30166	SFD	0	04/30/2003			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U / I / CD	RSN	SALE PRICE	
1058/0501	12/29/2017	WD	U	I	11	100
GRANTOR: YONTZ CHARLES WILLIAM						
GRANTEE: YONTZ CHARLES WILLI						
0509/0010	10/17/2003	WD	Q	I	166,139	
GRANTOR: WAKULLA BUILDERS LLC						
GRANTEE: YONTZ CHARLES W & P						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2003] W50 PTO=[YR=2003] E18 N10 FSP=[YR=2003] S10 E16 N10 W16\$ W18 S10\$ S37 E13 N6 E15 FOP=[YR=2003] W15 S6 W2 S3 E17 N9\$ S6 E22 FGR=[YR=2003] W22 S20 E22 N20\$ N37\$.						

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	0	0			6.00	100	2003	2003	3	21	1,575	
2	0130	FIRE PLACE	0	100	0	0			1,300.00	100	2003	2003	3	60	780	
3	0211	CONCRETE W	0	100	62	3			6.00	100	2003	2003	3	21	234	

TOTAL OB/XF											
2,589											
BLD DATE	11/04/2020	MMAK	LGL DATE								
XF DATE	11/04/2020	MMAK	LAND DATE	11/04/2020							
INC DATE			AG DATE								

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	50,000.00	50,000.00	50,000							