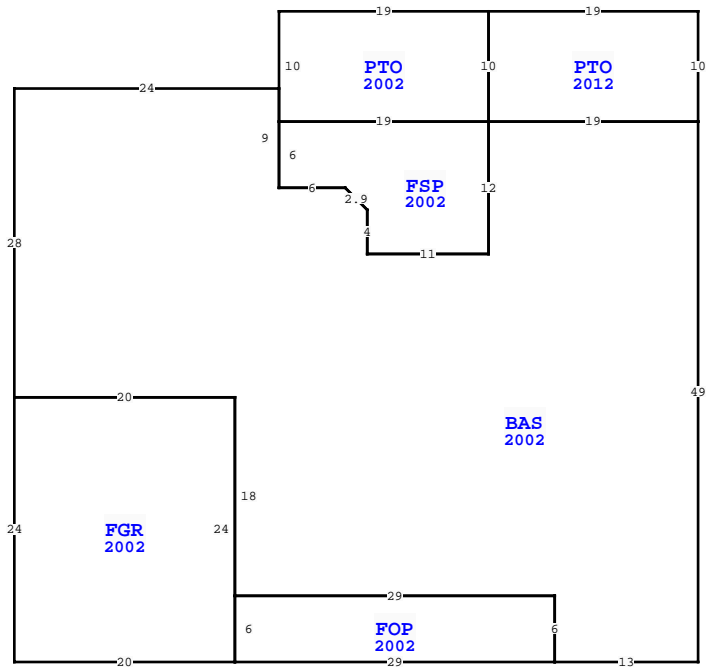


ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	05	WOOD	FRAME	100	
Exterior Wall	02	HARDIE	BRD	90	
Exterior Wall	19	COMMON	BRK	10	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floo	11	CLAY TILE	60		
Interior Floo	14	CARPET	40		
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	272.00	1.05/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,274	100	2002	2,274	233,833
FGR	480	50	2002	240	24,679
FOP	174	30	2002	52	5,347
FSP	182	55	2002	100	10,283
PTO	190	5	2002	10	1,028
PTO	190	5	2012	10	1,028
TOTALS	3,490			2,686	276,198

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,686	124.2000	123.89	332,769	2002	2006	0	0	0	17.00	83.00
1 SINGLE FAM 100% - 2004 Heated Area: 2274 HX Base Yr 2004												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	276,198		
TOTAL MARKET OB/XF VALUE	17,407		
TOTAL LAND VALUE - MARKET	50,000		
TOTAL MARKET VALUE	343,605		
SOH/AGL Deduction	132,354		
ASSESSED VALUE	211,251		
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE	161,251		
TOTAL JUST VALUE	343,605		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	311,551		
INCR EYB 2002-2006 RE-ROOF B23-605 CC 5/10/2023			
5 YR PRCL CH, CHG FLOR			
PRCL 10465-021 ( 110 CONCORD RD).			
SEE DOC PROVIDED W/ DONALD WILLIAMS APP ON			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B23-000605	RE-ROOF-CC	0	05/01/2023
19001086	GENERATOR	0	07/24/2019
19000281	MECH-CO	0	05/20/2019
32215	POOL	0	08/09/2004
29408	SFD	0	09/16/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1094/0546	11/06/2018	QC	U	I	16	54,500
GRANTOR: WILLIAMS DONALD						
GRANTEE: WILLIAMS DAWN						
0471/0844	1/23/2003	WD	Q	I		178,165
GRANTOR: WAKULLA BUILDERS						
GRANTEE: WILLIAMS DONALD F &						

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	1,613.00	SF	6.00	6.00	100	2002	2002	3	20	1,936	
2	0955	PRIVACY FE	0	100	0	0	179.00	LF	15.00	15.00	100	2003	2003	3	0	0	
3	0140	FIRE PLACE	0	100	0	0	1.00	UT	1,900.00	1,900.00	100	2003	2003	3	60	1,140	
4	0220	POOL VINYL	0	100	0	0	512.00	SF	60.00	60.00	100	2004	2004	3	40	12,288	
5	0211	CONCRETE W	0	100	0	0	744.00	SF	6.00	6.00	100	2004	2004	3	23	1,027	
6	0211	CONCRETE W	0	100	55	3	165.00	SF	6.00	6.00	100	2002	2002	3	20	198	
7	0625	PORT WD UT	0	100	20	11	220.00	SF	6.00	6.00	100	2014	2014	3	62	818	
TOTALS													17,407				

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	50,000.00	50,000.00	50,000							