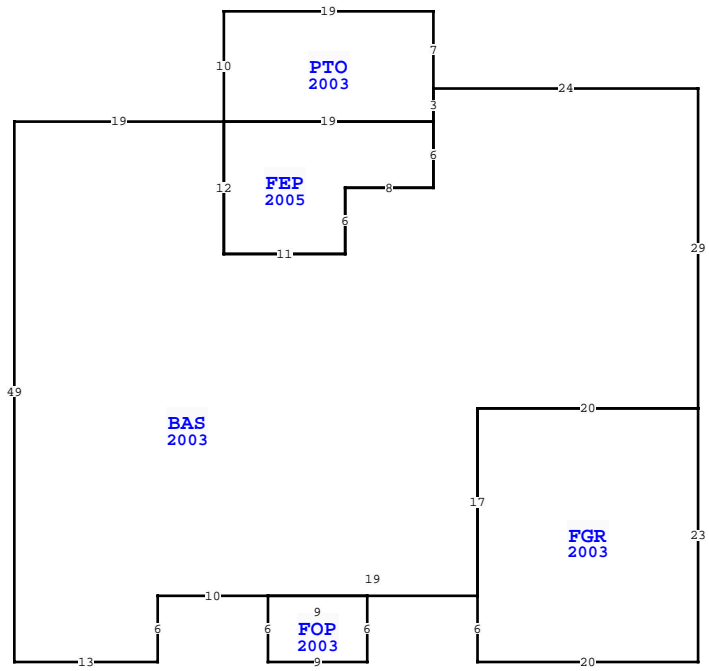


ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	19	COMMON	BRK	80	
Exterior Wall	05	HARDIE	BRD	20	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	70		
Interior Floo	11	CLAY TILE	30		
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	07	GOOD			
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	2,296	100	2003	2,296	253,056
FEP	180	80	2005	144	15,871
FGR	460	50	2003	230	25,350
FOP	54	30	2003	16	1,763
PTO	190	5	2003	10	1,102
TOTALS	3,180			2,696	297,142

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%	- 2023		371,428	2003	2003	0	0	20.00	80.00		
Heated Area: 2440 HX Base Yr 2023													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			297,142
TOTAL MARKET OB/XF VALUE			4,422
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			351,564
SOH/AGL Deduction			4,661
ASSESSED VALUE			346,903
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			296,903
TOTAL JUST VALUE			351,564
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			336,799
INCR EYB 2003-2007 PRMT OB21-000544			
5 YR PRCL CH, N/C			
DC JAMES ROBERT HINES OR 1201 P 605			
XFOB LN 1, PU XFOB LN 6			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000544	SHINGLES REROOF	0	11/01/2021
19000124	PLUMB	0	06/03/2020
29664	SFD	0	12/12/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1236/0624	11/01/2021	WD	Q	I	01	349,000
GRANTOR: PRESTIA VIRGINIA 2/3						
GRANTEE: DISSMORE PERRY RAY						
1216/0879	6/29/2021	OR	U	V	11	100
GRANTOR: HINES NAIMA E ESTATE						
GRANTEE: PRESTIA VIRGINIA 2/						

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	93	13	1,209.00	SF	6.00	6.00	100	2003	2003	3	21	1,523	
2	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	2003	2003	3	60	780	
3	0620	WOOD UTL B	0	100	12	12	144.00	SF	6.00	6.00	100	2003	2003	3	21	181	
4	0211	CONCRETE W	0	100	46	3	138.00	SF	6.00	6.00	100	2003	2003	3	21	174	
5	0955	PRIVACY FE	0	100	0	0	376.00	LF	15.00	15.00	100	2005	2005	3	20	1,128	
6	0210	CONCRETE D	0	100	0	0	442.00	SF	6.00	6.00	100	2005	2005	3	24	636	
TOTALS														4,422			

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							