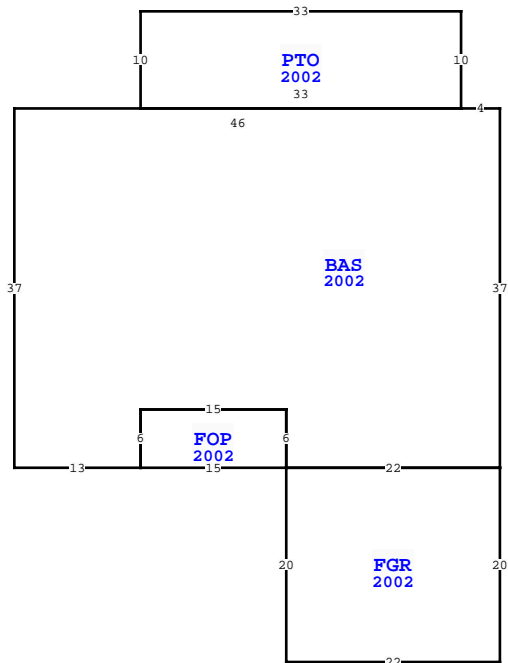




ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame	02		WOOD	FRAME 100	
Exterior Wall	05		HARDIE BRD	90	
Exterior Wall	19		COMMON BRK	10	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	03		COMP SHNGL	100	
Interior Wall	05		DRYWALL	100	
Interior Floor	11		CLAY TILE	50	
Interior Floor	14		CARPET	50	
Heating Type	04		AIR DUCTED	100	
Air Condition	03		CENTRAL	100	
Bedrooms			3	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	2002	1,760	177,341
FGR	440	50	2002	220	22,168
FOP	90	30	2002	27	2,721
PTO	330	5	2002	16	1,612
TOTALS	2,620			2,023	203,841

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% - 2013									
Heated Area: 1760						HX Base Yr 2013					



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE		203,841			
TOTAL MARKET OB/XF VALUE		3,945			
TOTAL LAND VALUE - MARKET		50,000			
TOTAL MARKET VALUE		257,786			
SOH/AGL Deduction		99,040			
ASSESSED VALUE		158,746			
TOTAL EXEMPTION VALUE		50,000		HX HB	
BASE TAXABLE VALUE		108,746			
TOTAL JUST VALUE		257,786			
NCON VALUE		0			
INCOME VALUE		0			
PREVIOUS YEAR MKT VALUE		236,883			
FR 5YR CK INCR EYB 2002-2006 NEW ROOF 3/6/2023					
6.					
5 YR PRCL CK, CHG DIM XFOB LN 2. PU XFOB LN					
LN 5					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
21000519	REPL 1 DOOR&WINDO	0	09/29/2021		
19000089	REROOF	0	01/18/2019		
20147	LAWN STORAGE	0	01/03/2014		
29422	SFD	0	09/11/2002		
SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / V / I /	RSN CD	SALE PRICE
0893/0716	11/08/2012	WD Q	I	01	160,000
GRANTOR: MCGILVRAY PETER D & G					
GRANTEE: MORALES JOSE JAVIER					
0808/0672	10/06/2009	CD U	I	11	100
GRANTOR: O'SHIELDS MELISSA FKA					
GRANTEE: MCGILVRAY PETER D					
BUILDING NOTES					
BUILDING DIMENSIONS					
BAS=[YR=2002] W4 PTO=[YR=2002] N10 W33 S10 E33\$ W46 S37 E13					
FOP=[YR=2002] E15 N6 W15 S6\$ N6 E15 S6 FGR=[YR=2002] S20 E22					
N20 W22\$ E22 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	0130	FIRE PLACE	0	100	0	1.00	UT	1,300.00	1,300.00	100	2002	2002	3	59	767	
2	0210	CONCRETE D	0	100	0	1,346.00	SF	6.00	6.00	100	2002	2002	3	20	1,615	
3	0955	PRIVACY FE	0	100	0	360.00	LF	15.00	15.00	100	2003	2003	3	0	0	
4	0211	CONCRETE W	0	100	65	195.00	SF	6.00	6.00	100	2002	2002	3	20	234	
5	0625	PORT WD UT	0	100	20	200.00	SF	6.00	6.00	100	2014	2014	3	62	744	
6	0955	PRIVACY FE	0	100	0	47.00	LF	15.00	15.00	100	2015	2015	3	83	585	

TOTAL OB/XF												3,945	
BLD DATE	09/04/2018	FRJTT	LGL DATE										
XF DATE	09/04/2018	FRJTT	LAND DATE	03/03/2020									
INC DATE			AG DATE										

LAND DESCRIPTION												TOTAL OB/XF												
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							