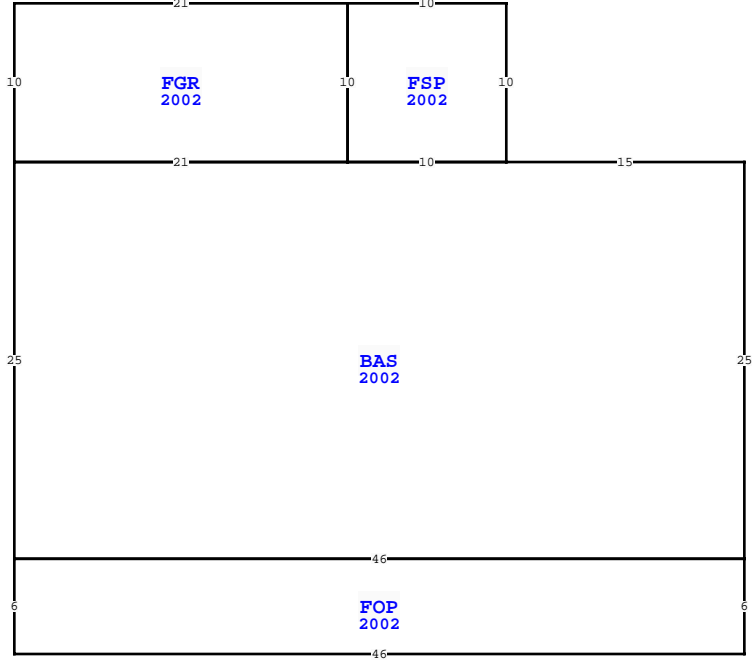




ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame	02		WOOD	FRAME 100	
Exterior Wall	05		HARDIE	BRD 80	
Exterior Wall	19		COMMON	BRK 20	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	03		COMP	SHNGL 100	
Interior Wall	05		DRYWALL	100	
Interior Floor	08		SHT	VINYL 50	
Interior Floor	14		CARPET	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	08		FAIR		
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	1,150	100	2002	1,150	103,029
FGR	210	50	2002	105	9,407
FOP	276	30	2002	83	7,436
FSP	100	55	2002	55	4,927
TOTALS	1,736			1,393	124,799

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	SINGLE FAM	0% - 0			146,822	2002	2008	0	0	15.00	85.00	
Heated Area: 1150 HX Base Yr												



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION BY				STANDARD		
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE				124,799		
TOTAL MARKET OB/XF VALUE				4,327		
TOTAL LAND VALUE - MARKET				45,000		
TOTAL MARKET VALUE				174,126		
SOH/AGL Deduction				23,071		
ASSESSED VALUE				151,055		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				151,055		
TOTAL JUST VALUE				174,126		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				155,272		
INCR EYB 2004-2008 RE-ROOF OB23-319 CC 7/6/2023						
INCR EYB 2002-2004 HVAC-CC 6-2022						
COA RQUST - SEE SCANS						
QC FW						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
OB23-000319	RE-ROOF-CC	0	06/29/2023			
OB22-000355	HVAC-CC	0	05/31/2022			
2010371	MECH	0	05/25/2010			
29341	SFD	0	08/14/2002			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1369/0089	7/15/2024	WD Q	Q	I	01	264,000
GRANTOR: CASTINEIRA JENNIFER M						
GRANTEE: PAGE ANGELA POLOUS						
0461/0578	10/29/2002	WD Q	Q	I		109,500
GRANTOR: SEWELL						
GRANTEE: ROBINSON						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2002] W15 FSP=[YR=2002] N10 W10 S10 E10\$ W10						
FGR=[YR=2002] N10 W21 S10 E21\$ W21 S25 FOP=[YR=2002] S6 E46						
N6 W46\$ E46 N25\$.						

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	0	147	10			6.00	100	2002	2002	3	20	1,764	
2	0211	CONCRETE W	0	0	42	3			6.00	100	2002	2002	3	20	151	
3	0955	PRIVACY FE	0	0	0	0			15.00	100	2010	2010	3	60	2,142	
4	0210	CONCRETE D	0	0	0	0			6.00	100	2002	2002	3	20	270	

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	0			0.00	0.00	1.00	LT		1.00	1.00	0.90	50,000.00	45,000.00	45,000								