



ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
02	CONCR SLAB 100		
02	WOOD FRAME 100		
05	HARDIE BRD 80		
20	FACE BRICK 20		
03	GABLE/HIP 100		
03	COMP SHNGL 100		
05	DRYWALL 100		
14	CARPET 80		
11	CLAY TILE 20		
04	AIR DUCTED 100		
03	CENTRAL 100		
	Bedrooms 4 100		
	Bathrooms 2 100		
	Story Height 0 100		
1.	1. 100		
	Units 0 100		
03	AVERAGE		
0100	SINGLE FAMILY		
2	MKT AREA	10	
289.00	NEIGHBORHOOD/LOC	1.00/	
BAS	TOTAL GROSS AREA	PCT OF BASE	YEAR
1,992	100	2005	
FGR	400	50	2005
FOP	100	30	2005
PTO	189	5	2005
TOTALS	2,681		

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%	- 2010	112.67	251,367	2005	2005	0	0	18.00	82.00																		
Heated Area: 1992 HX Base Yr 2010																													
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>MMJS</th> <th>LGL DATE</th> </tr> </thead> <tbody> <tr> <td>05/20/2021</td> <td>MMJS</td> <td>05/20/2021</td> </tr> <tr> <th>XF DATE</th> <th>MMJS</th> <th>LAND DATE</th> </tr> <tr> <td>05/20/2021</td> <td>MMJS</td> <td>05/20/2021</td> </tr> <tr> <th>INC DATE</th> <th></th> <th>AG DATE</th> </tr> <tr> <td></td> <td></td> <td></td> </tr> </tbody> </table>												BLD DATE	MMJS	LGL DATE	05/20/2021	MMJS	05/20/2021	XF DATE	MMJS	LAND DATE	05/20/2021	MMJS	05/20/2021	INC DATE		AG DATE			
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WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		206,121	
TOTAL MARKET OB/XF VALUE		2,487	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		248,608	
SOH/AGL Deduction		75,790	
ASSESSED VALUE		172,818	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		122,818	
TOTAL JUST VALUE		248,608	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		251,354	
5 YR PRCL CH, N/C			
5 YR PRCL CH, PU DIMENS XFO LN 1-2			
5 YR PRCL CH, PU NEW TRAV			
ADD HX FOR 2010 PH#544-9405			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000192	RE-ROOF/SHINGLES-		03/18/2024
2005199	SFD	0	02/16/2005
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD
1350/0887	3/14/2024	CT U	I 18
GRANTOR: WAKULLA CLERK OF COUR			
GRANTEE: ARA INVESTMENT, LLC			
0609/0230	8/02/2005	WD Q	I 220,900
GRANTOR: WAKULLA BUILDERS, LLC			
GRANTEE: MATHEWS KEVEN & MIC			

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0210	CONCRETE D	0 100	66	16	1,056.00	SF	6.00	6.00	100	2005
2	0211	CONCRETE W	0 100	31	3	93.00	SF	6.00	6.00	100	2005
3	0130	FIRE PLACE	0 100	0	0	1.00	UT	1,300.00	1,300.00	100	2005

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
1	000100	C	SFR	100			0.00	0.00	1.00	LT	1.00

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=2005] W15 PTO=[YR=2005] W21 S9 E21 N9\$ S9 W45 S21											
FGR=[YR=2005] S20 E20 N20 W20\$ E20 S15 E11 FOP=[YR=2005] S5											
E17 N5 W1 N3 W5 S3 W11\$ E11 N3 E5 S3 E13 N15 E2 N6 W2 N24\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000100	C	SFR	100			0.00	0.00	1.00	LT	1.00