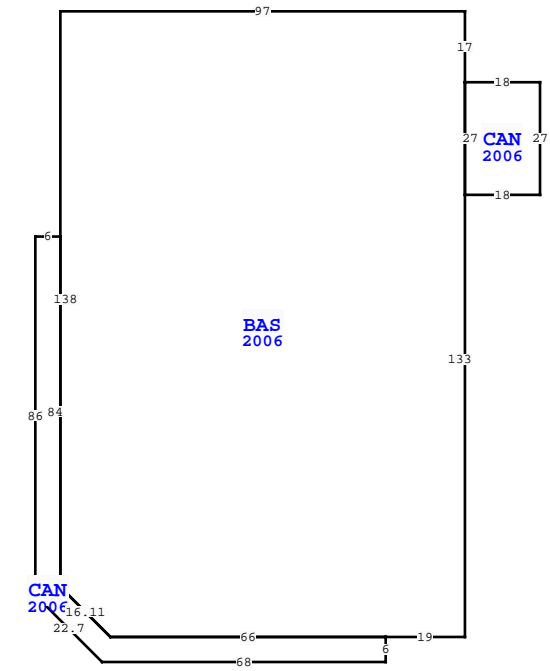


| ELEMENT | | CD | CONSTRUCTION | | |
|------------------|------------------|-------------|--------------|--------------|----------------------|
| Foundation | 02 | CONCR | SLAB | 100 | |
| Frame | 03 | MASONRY | | 100 | |
| Exterior Wall | 17 | CB | STUCCO | 100 | |
| Roof Structur | 01 | FLAT | | 100 | |
| Roof Cover | 04 | BUILT-UP | | 50 | |
| Roof Cover | 08 | CLAY TILE | | 50 | |
| Interior Wall | 05 | DRYWALL | | 100 | |
| Interior Floo | 05 | ASPH TILE | | 100 | |
| Heating Type | 09 | ENG F AIR | | 100 | |
| Air Condition | 06 | ENG CENTRL | | 100 | |
| Fixtures | | | 15 | 100 | |
| Story Height | | | 12 | 100 | |
| RMS | | | 7 | 100 | |
| Stories | 1. | | 1. | 100 | |
| Class | 00 | N/A | | 100 | |
| Units | | | 0 | 100 | |
| Quality | 03 | AVERAGE | | | |
| DOR CODE | 1105 DRUG STORE | | | | |
| MAP NUM | 2 | MKT AREA | 10 | | |
| NEIGHBORHOOD/LOC | 1105.00 | | 1.50/ | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 14,478 | 100 | 2006 | 14,478 | 192,299 |
| CAN | 486 | 30 | 2006 | 146 | 22,108 |
| CAN | 1,024 | 30 | 2006 | 307 | 46,487 |
| TOTALS | 15,988 | | | 14,931 | 260,894 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|--------------------|------------|-----------|-------------|----------------|----------------|-----|-----|------|------|------|--------|-------------------------------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | |
| 1 | DRUG STORE | 0% | - 2024 | | | | | | | | | Heated Area: 14478 HX Base Yr | |



| WAKULLA COUNTY PROPERTY | | | | PAGE 1 of 1 | 3 | |
|--|----------------|-----------|------------|-------------|--------|------------|
| VALUATION SUMMARY | | | | | | |
| VALUATION BY | | STANDARD | | | | |
| Tax Group: 3 | | Tax Dist: | | | | |
| BUILDING MARKET VALUE | | 2,260,894 | | | | |
| TOTAL MARKET OB/XF VALUE | | 25,796 | | | | |
| TOTAL LAND VALUE - MARKET | | 377,880 | | | | |
| TOTAL MARKET VALUE | | 2,664,570 | | | | |
| SOH/AGL Deduction | | 0 | | | | |
| ASSESSED VALUE | | 2,664,570 | | | | |
| TOTAL EXEMPTION VALUE | | 0 | | | | |
| BASE TAXABLE VALUE | | 2,664,570 | | | | |
| TOTAL JUST VALUE | | 2,664,570 | | | | |
| NCON VALUE | | 0 | | | | |
| INCOME VALUE | | 0 | | | | |
| PREVIOUS YEAR MKT VALUE | | 2,691,990 | | | | |
| PRCL:0:3: CHG BLD CHAR TO AVG. EB 09/23 | | | | | | |
| PRCL:0:2: \$593,304 REMOVED. EB 03/2023 | | | | | | |
| PRCL:0:1: ORG COST OF TPP REMOVED FROM SALE. | | | | | | |
| MM 5 YR CK, PU HGHT & UPDATE XFOBS | | | | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED | | | |
| 2011420 | ELECT | 0 | 06/23/2011 | | | |
| 20051867 | FIRE SPRINKLER | 0 | 11/15/2006 | | | |
| 20051748 | SIGNS | 0 | 10/25/2006 | | | |
| 2006200 | FIRE ALARM | 0 | 01/30/2006 | | | |
| 2006140 | REFRIGERATION | 0 | 01/23/2006 | | | |
| 20052057 | FIRE MAIN | 0 | 12/19/2005 | | | |
| SALES DATA | | | | | | |
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1281/0646 | 8/15/2022 | WD | Q | I | 05 | 4,312,900 |
| GRANTOR: WALGREEN CO | | | | | | |
| GRANTEE: CP THUNDER FS LLC | | | | | | |
| 0613/0013 | 8/22/2005 | WD | Q | V | 02 | 200,000 |
| GRANTOR: LINZY BESSIE | | | | | | |
| GRANTEE: WALGREEN COMPANY | | | | | | |
| BUILDING NOTES | | | | | | |
| BUILDING DIMENSIONS | | | | | | |
| BAS=[YR=2006] W97 S138 D12 R12 E66 CAN=[YR=2006] W66 L12 U12 N84 W6 S86 D16 R16 E68 N6\$ E19 N133 CAN=[YR=2006] S27 E18 N27 W18\$ N17\$. | | | | | | |

| 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 | 0250 | ASPHALT AV | 0 | 0 | 0 | 0 | 25,776.00 | UT | 2.00 | 2.00 | 100 | 2006 | 2006 | 3 | 27 | 13,919 | |
| 2 | 0211 | CONCRETE W | 0 | 0 | 0 | 0 | 2,034.00 | SF | 6.00 | 6.00 | 100 | 2006 | 2006 | 3 | 27 | 3,295 | |
| 3 | 0955 | PRIVACY FE | 0 | 0 | 0 | 0 | 89.00 | LF | 15.00 | 15.00 | 100 | 2008 | 2008 | 3 | 50 | 668 | |
| 4 | 0920 | LIGHT POST | 0 | 0 | 0 | 0 | 8.00 | UT | 2,500.00 | 2,500.00 | 100 | 2006 | 2006 | 3 | 27 | 5,400 | |
| 5 | 0210 | CONCRETE D | 0 | 0 | 97 | 16 | 1,552.00 | SF | 6.00 | 6.00 | 100 | 2006 | 2006 | 3 | 27 | 2,514 | |
| TOTALS | | | | | | | | | | | | | | 25,796 | | | |

| 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 | DPTH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
| 1 | 001105 | C | DRUG STORE | 0 | | | 251.00 | 0.00 | 251.92 | FF | | 1.00 | 1.00 | 1.00 | 1,500.00 | 1,500.00 | 377,880 | | | | | | | |