

ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame	02		WOOD	FRAME 100	
Exterior Wall	19		COMMON	BRK 70	
Exterior Wall	12		CEDAR/CYPR	30	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	03		COMP	SHNGL 100	
Interior Wall	05		DRYWALL	100	
Interior Floo	12		HARDWOOD	70	
Interior Floo	14		CARPET	30	
Heating Type	04		AIR DUCTED	100	
Air Condition	03		CENTRAL	100	
Bedrooms			3	100	
Bathrooms			2	100	
Story Height			0	100	
Stories			2.	100	
Units			0	100	
Quality	03		AVERAGE		
DOR CODE	0100		SINGLE FAMILY		
MAP NUM	2		MKT AREA	10	
NEIGHBORHOOD/LOC	000		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,107	100	1977	1,107	85,045
FOP	45	30	1977	14	1,076
FOP	25	30	2004	8	615
FSP	264	55	2016	145	11,139
FUS	666	100	1977	666	51,165
SPC	616	20	2016	123	9,450
TOTALS	2,723			2,063	158,489

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%	- 0		229,694	1977	1992	0	0	31.00	69.00
Heated Area: 1773 HX Base Yr											
BLD DATE	10/21/2021		JSJS	LGL DATE							
XF DATE	10/21/2021		JSJS	LAND DATE	10/21/2021		JSJS				
INC DATE				AG DATE							

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				158,489		
TOTAL MARKET OB/XF VALUE				17,599		
TOTAL LAND VALUE - MARKET				8,625		
TOTAL MARKET VALUE				184,713		
SOH/AGL Deduction				39,333		
ASSESSED VALUE				145,380		
TOTAL EXEMPTION VALUE				HX HB 50,000		
BASE TAXABLE VALUE				95,380		
TOTAL JUST VALUE				184,713		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				187,966		
QC FW						
5 YR PRCL CH, DEL XFOB LN 1						
PRCL CHECK FOR REMODEL N/C						
PRCL CH FOR PRMT THAT WAS ALREADY KEYED N/C						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
16000676	REMODEL	0	07/07/2016			
16000324	POOL ENCLOSURE	0	04/13/2016			
16000289	WINDOWS	0	03/29/2016			
16000177	SWIMMING POOL	0	03/14/2016			
31944	REROOF	0	06/10/2004			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U / I /	V I /	RSN CD	SALE PRICE
0263/0543	10/16/1995	WD	Q	I		91,000
GRANTOR:						
GRANTEE:						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1977] W38 FOP=[YR=2004] E5 N5 W5 S5\$ W3 PTR=N15 E2 FUS=[YR=1977] E37 N18 W37 S18\$ W2 S15\$ PTR=N20 W15 FSP=[YR=2016] N12 W22 S12 E22\$ SPC=[YR=2016] W22 S28 E22 N28\$ E15 S20\$ S27 E25 FOP=[YR=1977] W9 S5 E9 N5\$ E16 N27\$.						

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	0140	FIRE PLACE	0	100	0	0		1.00	UT 1,900.00	100	1980	1980	3	20	380		
2	0220	POOL VINYL	0	100	28	14		392.00	SF 60.00	100	2016	2016	3	72	16,934		
3	0211	CONCRETE W	0	100	22	3		66.00	SF 6.00	100	2016	2016	3	72	285		
TOTALS												2,723		2,063	158,489		

LAND DESCRIPTION												TOTAL OB/XF												17,599				
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	000100	C	SFR	100		RR1	0.00	0.00	1.15	AC		1.00	1.00	1.00	7,500.00	7,500.00	8,625											