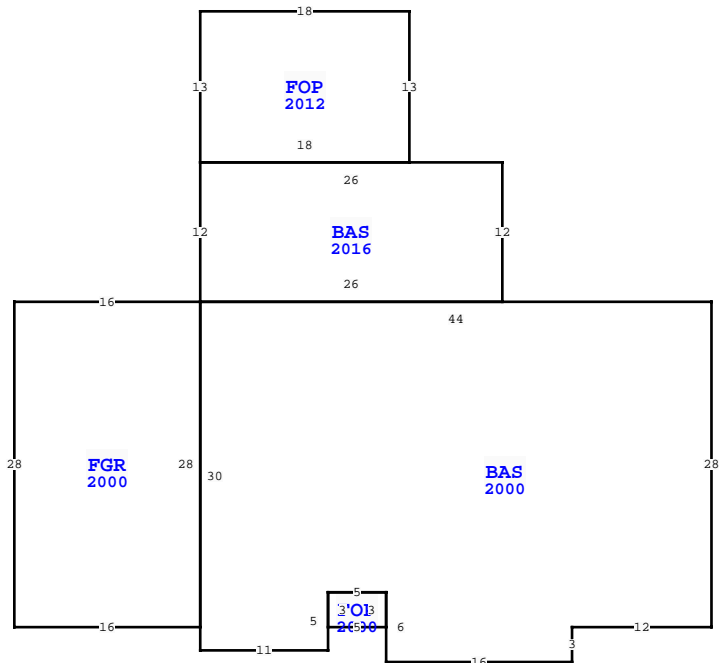




ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
02	CONCR SLAB 100		
02	WOOD FRAME 100		
05	HARDIE BRD 90		
19	COMMON BRK 10		
03	GABLE/HIP 100		
03	COMP SHNGL 100		
05	DRYWALL 100		
12	HARDWOOD 90		
11	CLAY TILE 10		
04	AIR DUCTED 100		
03	CENTRAL 100		
	Bedrooms	2	100
	Bathrooms	2	100
	Story Height	0	100
1.	Stories	1.	100
	Units	0	100
03	AVERAGE		
0100	SINGLE FAMILY		
2	MKT AREA	10	
141.00	NEIGHBORHOOD/LOC	1.00/	
	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,287	100	2000
BAS	312	100	2016
FGR	448	50	2000
FOP	15	30	2000
FOP	234	30	2012
TOTALS	2,296		1,897

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,897	119.4000	113.43	215,177	2000	2014	0	0	9.00	91.00
1 SINGLE FAM 100% - 2023 Heated Area: 1599 HX Base Yr 2023											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		223,782	
TOTAL MARKET OB/XF VALUE		9,745	
TOTAL LAND VALUE - MARKET		25,000	
TOTAL MARKET VALUE		258,527	
SOH/AGL Deduction		9,229	
ASSESSED VALUE		249,298	
TOTAL EXEMPTION VALUE		HX HB VX 55,000	
BASE TAXABLE VALUE		194,298	
TOTAL JUST VALUE		258,527	
NCON VALUE		27,971	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		216,592	
ADDRESS CLEAN UP - MV TO LN 1			
FR - HO RQST CK 1/22/24 - CH FL, CH EYB 2008 - 201			
COA PER NCOA REPORT			
5 YR PRCL CH, CHG FLOR			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000532	REROOF SHINGLES	0	10/08/2021
026635	HSE	0	06/07/2000
025827	SFD	0	10/21/1999
19227	N/A	0	01/19/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1267/0727	5/23/2022	WD	Q	I	01	295,000
GRANTOR: VAUGHN BOBBY A & SUE						
GRANTEE: VANDORP WILLIS J &						
0823/0716	4/26/2010	QC	U	I	11	100
GRANTOR: VAUGHN BOBBY A & SUE						
GRANTEE: VAUGHN BOBBY A & DA						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
4	0210	CONCRETE D	0	100	65	10	650.00	SF	6.00	6.00	100
5	0211	CONCRETE W	0	100	21	3	63.00	SF	6.00	6.00	100
6	0210	CONCRETE D	0	100	173	10	1,730.00	SF	6.00	6.00	100
7	0211	CONCRETE W	0	100	14	3	42.00	SF	6.00	6.00	100
11	0700	PORT BLDG	0	100	10	12	120.00	SF	0.00	0.00	100
12	0640	LEAN-TO	0	100	12	20	240.00	SF	8.00	8.00	100
13	0210	CONCRETE D	0	100	12	20	240.00	SF	6.00	6.00	100

TOTAL OB/XF											
9,745											
BLD DATE	02/03/2020	MMAK	LGL DATE								
XF DATE	02/03/2020	MMAK	LAND DATE	02/03/2020							
INC DATE			AG DATE								

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=2000] W44 BAS=[YR=2016] E26 N12 W26 FOP=[YR=2012] E18 N13 W18 S13\$ S12\$ FGR=[YR=2000] W16 S28 E16 N28\$ S30 E11 N5 E5 FOP=[YR=2000] W5 S3 E5 N3\$ S6 E16 N3 E12 N28\$.											

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

