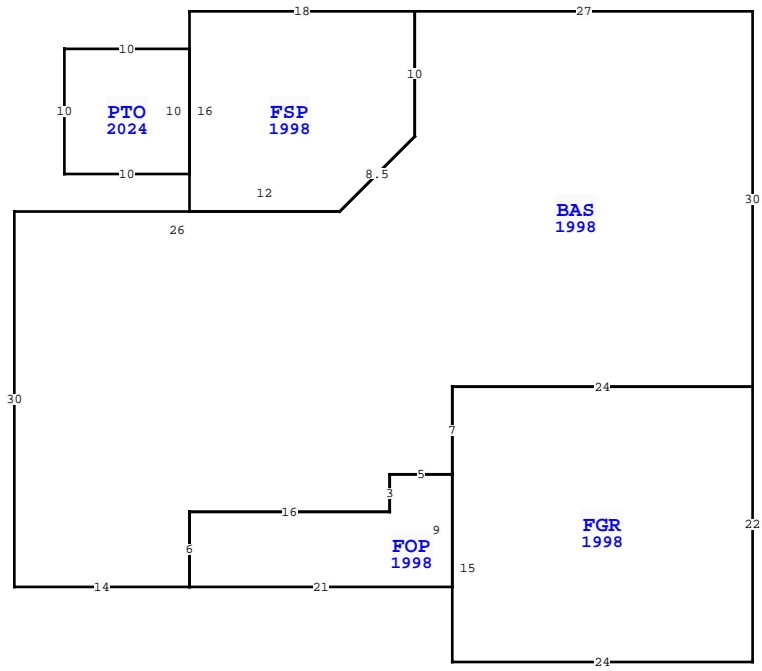




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 90				
19	COMMON BRK 10				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
14	CARPET 70				
08	SHT VINYL 30				
04	AIR DUCTED 100				
03	CENTRAL 100				
	Bedrooms	3	100		
	Bathrooms	2	100		
	Story Height	0	100		
1.	1. 100				
	Units	0	100		
03	AVERAGE				
0100	SINGLE FAMILY				
2	MKT AREA		10		
252.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,695	100	1998	1,695	147,386
FGR	528	50	1998	264	22,955
FOP	141	30	1998	42	3,652
FSP	270	55	1998	148	12,869
PTO	100	5	2024	5	435
TOTALS	2,734			2,154	187,298

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,154	113.0000	107.35	231,232	1998	2004	0	0	0	19.00	81.00
1 SINGLE FAM 100% - 2005 Heated Area: 1695 HX Base Yr 2005												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		187,298	
TOTAL MARKET OB/XF VALUE		2,432	
TOTAL LAND VALUE - MARKET		40,000	
TOTAL MARKET VALUE		229,730	
SOH/AGL Deduction		77,252	
ASSESSED VALUE		152,478	
TOTAL EXEMPTION VALUE		HX HB WX SX 105,000	
BASE TAXABLE VALUE		47,478	
TOTAL JUST VALUE		229,730	
NCON VALUE		435	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		213,035	
FR 5YR CK INCR EYB 1998-2004 NEW ROOF & SIDING			
2021 SX RENEWAL COMPLETED			
2018 SX RENEWAL COMPLETED			
5 YR PRCL CK, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
18000689	SIDING	0	06/26/2018
18000052	REROOF-CO	0	02/07/2018
2013708	MECH	0	10/09/2013
32695	STORAGE SHED	0	11/17/2004
23403	NEW HSE	0	03/26/1998

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0892/0877	10/30/2012	FD	U	I	11	100
GRANTOR: CHARMICHAEL JOAN						
GRANTEE: CARMICHAEL JOAN M &						
0756/0431	6/03/2008	QC	Q	I	01	100
GRANTOR: CHILDS HAROLD						
GRANTEE: CHARMICHAEL JOAN						

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	100	44	16			6.00	100	1998	1998	3	20	845	
2	0140	FIRE PLACE	0	100	0	0			1,900.00	100	1998	1998	3	55	1,045	
4	0620	WOOD UTL B	0	100	24	14			6.00	100	2004	2004	3	23	464	
5	0955	PRIVACY FE	0	100	0	0			15.00	100	2002	2002	3	0	0	
6	0211	CONCRETE W	0	100	13	5			6.00	100	1998	1998	3	20	78	

LAND DESCRIPTION																								
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	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							

BUILDING NOTES											
BAS=[YR=1998;ORIG=0,0] W27 S10 D6L6 W26 S30 E14 N6 E16 N3 E5 N7 E24 N30 \$											
FGR=[YR=1998;ORIG=-24,37] S15 E24 N22 W24 S7 \$											
FSP=[YR=1998;ORIG=-27,0] W18 S16 E12 U6R6 N10 \$											
FOP=[YR=1998;ORIG=-24,37] W5 S3 W16 S6 E21 N9 \$											
PTO=[YR=2024;ORIG=-55,3] E10 S10 W10 N10 \$											

TOTAL OB/XF											
2,432											