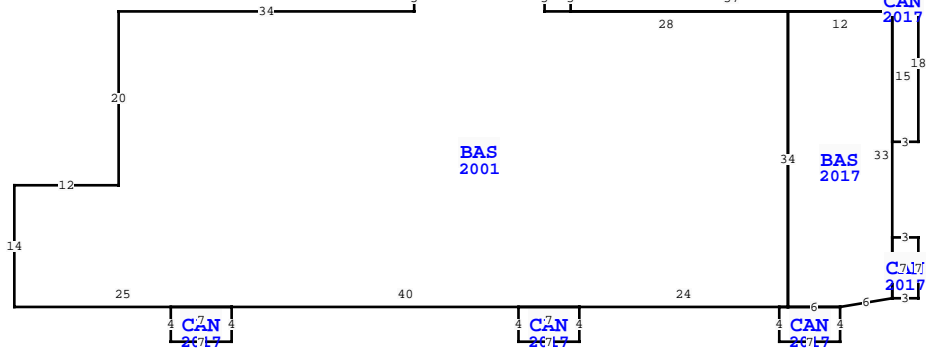




ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	03	MASONRY		100	
Exterior Wall	17	CB	STUCCO	90	
Exterior Wall	10		ABOVE AVG.	10	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	04	BUILT-UP		100	
Interior Wall	05	DRYWALL		100	
Interior Floo	11	CLAY TILE		100	
Ceiling	01	FIN.SUSPD		100	
Heating Type	09	ENG F AIR		100	
Air Condition	07	ENG PACKGE		100	
Fixtures		11	100		
Story Height		18	100		
RMS		6	100		
Stories	1.	1.	100		
Class	00	N/A	100		
Units		0	100		
Quality	04	ABOVE AVERAGE			
DOR CODE	2200	DRIVE THRU REST			
MAP NUM	3	MKT AREA		10	
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,831	100	2001	2,831	667,499
BAS	405	100	2017	405	95,492
CAN	21	30	2017	6	1,415
CAN	28	30	2017	8	1,886
CAN	28	30	2017	8	1,886
CAN	28	30	2017	8	1,886
CAN	165	30	2017	50	11,789
TOTALS	3,506			3,316	781,853

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	FAST FOOD	0%	- 0										
Heated Area: 3236 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			781,853
TOTAL MARKET OB/XF VALUE			18,817
TOTAL LAND VALUE - MARKET			579,350
TOTAL MARKET VALUE			1,380,020
SOH/AGL Deduction			492,716
ASSESSED VALUE			887,304
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			887,304
TOTAL JUST VALUE			1,380,020
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			1,389,953
5 YR PRCL CK, XFOBS			
CC 10/2022.			
JS PRMT CK, ADJ EYB FOR REMODEL 2012-2014,			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN22-00026	INTERIOR REMODEL-		09/22/2022
19000918	SIGNS	0	06/12/2019
19000302	SIGNS	0	05/29/2019
16001234	SIGN-CO	0	12/16/2016
16001245	ROOF OVER-CO	0	12/12/2016
16000991	ADDITION-CO	0	11/08/2016
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q U / V I / RSN CD
0415/0509	7/30/2001	WD Q	V
GRANTOR: TAFF PROPERTIES LTD			SALE PRICE
GRANTEE: MCDONALD'S CORP			315,000

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	0	0	0	2,006.00	SF	6.00	6.00	100	2001	2001	3	39	4,694	
2	0250	ASPHALT AV	0	0	0	0	14,260.00	SF	2.00	2.00	100	2001	2001	3	39	11,123	
3	0955	PRIVACY FE	0	0	0	0	32.00	LF	15.00	15.00	100	2003	2003	3	0	0	
4	0920	LIGHT POST	0	0	0	0	6.00	UT	2,500.00	2,500.00	100	2001	2001	3	20	3,000	
5	0700	PORT BLDG	0	0	6	8	48.00	SF	0.00	0.00	100	2001	2001	3	58	0	

LAND DESCRIPTION																								
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	002200	C	FAST FOOD	0			0.00	0.00	57,935.00	SF		1.00	1.00	1.00	10.00	10.00	579,350							

BUILDING NOTES													
BAS=[YR=2017] W12 S34 CAN=[YR=2017] W1 S4 E7 N4 W6\$ BAS=[YR=2001] N34 W28 N3 W15 S3 W34 S20 W12 S14 E25 CAN=[YR=2017] W7 S4 E7 N4\$ E40 CAN=[YR=2017] W7 S4 E7 N4\$ E24\$ E6 R6 U1 CAN=[YR=2017] E3 N7 W3 S7\$ N33\$ CAN=[YR=2017] S15 E3 N18 W40 S3 E37\$.													

TOTAL OB/XF													
18,817													