

ELEMENT		CD	CONSTRUCTION
Foundation	02	CONCR	SLAB 100
Frame	02	WOOD	FRAME 100
Exterior Wall	05	HARDIE	BRD 90
Exterior Wall	19	COMMON	BRK 10
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP	SHNGL 100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	70
Interior Floo	11	CLAY TILE	30
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	100
Bedrooms		3	100
Bathrooms		2.5	100
Story Height		0	100
Stories	2.	2.	100
Units		0	100
Quality	03	AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	3	MKT AREA	10
NEIGHBORHOOD/LOC	304.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	726	100	2007
FGR	324	50	2007
FOP	27	30	2007
FSP	90	55	2007
FUS	1,182	100	2007
PTO	192	5	2007
TOTALS	2,541		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	TWNHSE	100%	- 2010								
Heated Area: 1908 HX Base Yr 2010											
BLD DATE	04/25/2017	MMSR	LGL DATE	04/25/2017	MMSR						
XF DATE	04/25/2017	MMSR	LAND DATE	04/25/2017	MMSR						
INC DATE			AG DATE								

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			198,081
TOTAL MARKET OB/XF VALUE			1,272
TOTAL LAND VALUE - MARKET			15,000
TOTAL MARKET VALUE			214,353
SOH/AGL Deduction			111,657
ASSESSED VALUE			102,696
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			52,696
TOTAL JUST VALUE			214,353
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			181,493
5 YR PRCL CK, CHG EYB 2007 TO 2017, XFOBS, QUAL FA			
5 YR PRCL CH, N/C			
5 YR PRCL CH, CORR EXW, PU XFOB LN 4			
5 YR PRCL CH, CHG LAND CODE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
200627	TNHSE-CO	0	04/25/2007
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD
0805/0309	7/31/2009	WD Q	I 01
SALE PRICE			
123,000			
GRANTOR: PLATT SHIRLEY F.			
GRANTEE: KELLY KENNECIA L			
0708/0804	4/30/2007	WD Q	V
SALE PRICE			
155,000			
GRANTOR: WAKULLA BUILDERS LLC			
GRANTEE: PLATT SHIRLEY F.			
BUILDING NOTES			
BUILDING DIMENSIONS			
PTO=[YR=2007] W24 S8 E24 BAS=[YR=2007] W15 FSP=[YR=2007] W9 S10 E9 N10\$ S10 W9 S35 FOP=[YR=2007] S3 E9 N3 W9\$ E9 N15 E2 N3 FGR=[YR=2007] S3 W2 S19 E15 N22 W13\$ E13 N27\$ N8\$ PTR=E10 FUS=[YR=2007] S48 E9 S2 E15 N50 W24\$ W10\$.			

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 19 10	190.00	SF	6.00	6.00	100	2007	2007	3	76	866	
2	0211	CONCRETE W	0	100 13 3	39.00	SF	6.00	6.00	100	2007	2007	3	76	178	
3	0955	PRIVACY FE	0	100 0 0	16.00	LF	15.00	15.00	100	2013	2013	3	95	228	
TOTALS												1,272			

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	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	15,000.00	15,000.00	15,000							