

COUPE DEVILLE
 LOT 3
 OR 780 P 316 OR 1142 P 239

FORT DEPOSIT HOLDINGS, LLC
 9265 WHITE BLOSSOM WAY
 TALLAHASSEE, FL 32309

2024

00-00-076-361-10250-AA3

| ELEMENT | | BUILDING CHARACTERISTICS | | | |
|-----------|------------------|--------------------------|------|--------------|----------------------|
| CD | CONSTRUCTION | | | | |
| 02 | CONCR SLAB 100 | | | | |
| 02 | WOOD FRAME 100 | | | | |
| 30 | VINYL 80 | | | | |
| 20 | FACE BRICK 20 | | | | |
| 03 | GABLE/HIP 100 | | | | |
| 03 | COMP SHNGL 100 | | | | |
| 05 | DRYWALL 100 | | | | |
| 14 | CARPET 80 | | | | |
| 11 | CLAY TILE 20 | | | | |
| 04 | AIR DUCTED 100 | | | | |
| 03 | CENTRAL 100 | | | | |
| | Bedrooms | 3 | 100 | | |
| | Bathrooms | 3 | 100 | | |
| | Story Height | 0 | 100 | | |
| 2. | 2. 100 | | | | |
| | Units | 2 | 100 | | |
| 03 | AVERAGE | | | | |
| 0801 | <10 MULTI-FAM | | | | |
| 3 | MKT AREA | | 10 | | |
| 000 | 1.00/ | | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 781 | 100 | 2005 | 781 | 58,672 |
| BAS | 781 | 100 | 2005 | 781 | 58,672 |
| FOP | 18 | 30 | 2005 | 5 | 376 |
| FOP | 18 | 30 | 2005 | 5 | 376 |
| FUS | 459 | 100 | 2005 | 459 | 34,483 |
| FUS | 459 | 100 | 2005 | 459 | 34,483 |
| PTO | 100 | 5 | 2005 | 5 | 376 |
| PTO | 100 | 5 | 2005 | 5 | 376 |
| TOTALS | 2,716 | | | 2,500 | 187,812 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|--|------------|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|--|--|----------|------------|------|----------|--|---------|------------|------|-----------|------------|----------|--|--|---------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | | | | | | | | | | | | | | | | |
| 0805 | 01 | 2,500 | 112.8000 | 101.52 | 253,800 | 2005 | 2005 | 0 | 0 | 26.00 | 74.00 | | | | | | | | | | | | | | | | | |
| 1 TWNHSE <10 0% - 0 | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| Heated Area: 2480 | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| HX Base Yr | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| <table border="1"> <thead> <tr> <th>BLD DATE</th> <th>01/07/2020</th> <th>FRAK</th> <th>LGL DATE</th> <th></th> </tr> <tr> <th>XF DATE</th> <th>01/07/2020</th> <th>FRAK</th> <th>LAND DATE</th> <th>01/07/2020</th> </tr> <tr> <th>INC DATE</th> <th></th> <th></th> <th>AG DATE</th> <th></th> </tr> </thead> </table> | | | | | | | | | | | | | | BLD DATE | 01/07/2020 | FRAK | LGL DATE | | XF DATE | 01/07/2020 | FRAK | LAND DATE | 01/07/2020 | INC DATE | | | AG DATE | |
| BLD DATE | 01/07/2020 | FRAK | LGL DATE | | | | | | | | | | | | | | | | | | | | | | | | | |
| XF DATE | 01/07/2020 | FRAK | LAND DATE | 01/07/2020 | | | | | | | | | | | | | | | | | | | | | | | | |
| 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 | | | | 187,812 | | |
| TOTAL MARKET OB/XF VALUE | | | | 1,397 | | |
| TOTAL LAND VALUE - MARKET | | | | 30,000 | | |
| TOTAL MARKET VALUE | | | | 219,209 | | |
| SOH/AGL Deduction | | | | 66,409 | | |
| ASSESSED VALUE | | | | 152,800 | | |
| TOTAL EXEMPTION VALUE | | | | 0 | | |
| BASE TAXABLE VALUE | | | | 152,800 | | |
| TOTAL JUST VALUE | | | | 219,209 | | |
| NCON VALUE | | | | 0 | | |
| INCOME VALUE | | | | | | |
| PREVIOUS YEAR MKT VALUE | | | | 224,538 | | |
| 5 YR PRCL CK, CHG ELMNTS. CHG EYB 2005 TO 2010 RER | | | | | | |
| 5 YR PRCL CH, PU XFOB LN 3 | | | | | | |
| 5 YR PRCL CH, N/C | | | | | | |
| PRCL & LAND USE CODES | | | | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED | | | |
| OB24-000368 | RE-ROOF/SHINGLES | | 06/04/2024 | | | |
| SALES DATA | | | | | | |
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1142/0239 | 2/21/2020 | CR U | | I | 11 | 100 |
| GRANTOR: CENTENNIAL BANK, SUCC | | | | | | |
| GRANTEE: FORT DEPOSIT HOLDIN | | | | | | |
| 0780/0316 | 12/01/2008 | WD Q | I | 02 | | 950,000 |
| GRANTOR: WAKULLA BANK | | | | | | |
| GRANTEE: FORT DEPOSIT HOLDIN | | | | | | |
| BUILDING NOTES | | | | | | |
| BUILDING DIMENSIONS | | | | | | |
| BAS=[YR=2005] W17 BAS=[YR=2005] W17 PTR= W15 FUS 2005= W17 S27 E17 N27\$ E15\$ S27 PTO=[YR=2005] W10 S10 E10 N10\$ S20 E11 FOP=[YR=2005] E6 N3 W6 S3\$ N3 E6 N44\$ S44 FOP=[YR=2005] S3 E6 N3 W6\$ E6 S3 E11 N10 PTO=[YR=2005] E10 N10 W10 S10\$ N37\$ PTR= E15 FUS=[YR=2005] S27 E17 N27 W17\$ W15\$. | | | | | | |

| 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 | 20 | 34 | 680.00 | SF | 6.00 | 6.00 | 100 | 2005 | 2005 | 3 | 24 | 979 | | | |
| 2 | 0211 | CONCRETE W | 0 | 0 | 3 | 42 | 126.00 | SF | 6.00 | 6.00 | 100 | 2005 | 2005 | 3 | 24 | 181 | | | |
| 3 | 0080 | 4' CHAINLI | 0 | 0 | 0 | 0 | 76.00 | LF | 13.00 | 13.00 | 100 | 2005 | 2005 | 3 | 24 | 237 | | | |
| TOTALS | | | | | | | | | | | | | | 2,716 | | | 2,500 | 187,812 | |

| 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 | DPTH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
| 1 | 000805 | C | TOWNHOUSE0 | 0 | | R3 | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 30,000.00 | 30,000.00 | 30,000 | | | | | | | |