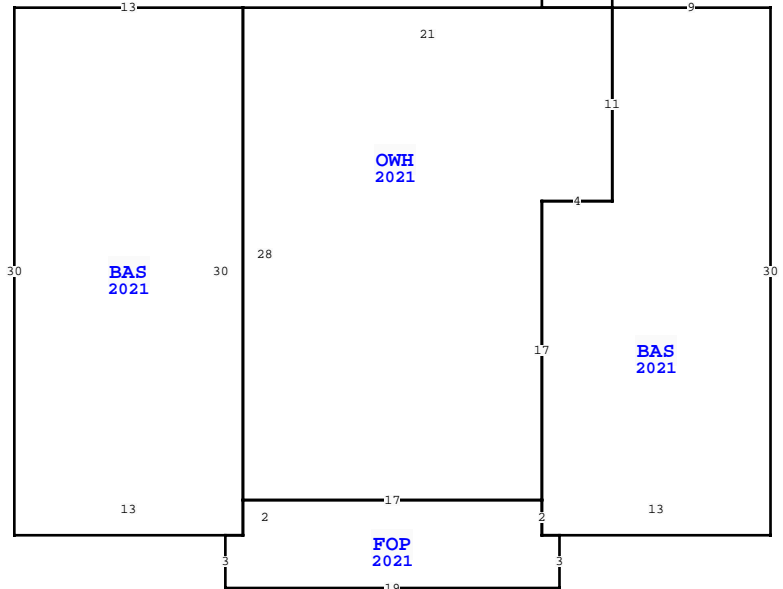




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR	SLAB 100
Frame	02	WOOD	FRAME 100
Exterior Wall	05	HARDIE	BRD 100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	07	VYL PLANK	80
Interior Floor	11	CLAY TILE	20
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	100
Bedrooms		3	100
Bathrooms		2	100
Story Height		0	100
Stories	1.	1.	100
Units		0	100
Quality	03	AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	3	MKT AREA	10
NEIGHBORHOOD/LOC	406.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	346	100	2021
BAS	390	100	2021
FOP	91	30	2021
OWH	520	100	2021
PTO	16	5	2021
TOTALS	1,363		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 2022									Heated Area: 1256	HX Base Yr 2022



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				140,579		
TOTAL MARKET OB/XF VALUE				21,558		
TOTAL LAND VALUE - MARKET				25,000		
TOTAL MARKET VALUE				187,137		
SOH/AGL Deduction				14,625		
ASSESSED VALUE				172,512		
TOTAL EXEMPTION VALUE				HX HB 50,000		
BASE TAXABLE VALUE				122,512		
TOTAL JUST VALUE				187,137		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				172,756		
5 YR PRCL CK, N/C, BK GATE LOCKED						
MM PRMT CK PU SOL PN, CH BLDG COMP CC 9-23-22						
2022 HX APP						
PU SFD; XFOBS, CO 03/12/2021						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
22000298	SOLAR PANELS-CC	0	08/31/2022			
20001019	SFD-CO	0	10/29/2020			
20001017	SFD-CO	0	10/29/2020			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1197/0736	3/12/2021	WD	Q	I	01	190,800
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: MCIVER CLIFTON & JO						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2021] W9 PTO=[YR=2021] N4 W4 S4 E4 \$ S11 W4 S17						
OWH=[YR=2021] N17 E4 N11 W21 BAS=[YR=2021] W13 S30 E13 N30\$						
S28 E17\$ FOP 2021=W17 S2 W1 S3 E19 N3 W1 N2\$ S2 E13 N30 \$.						

EXTRA FEATURES														TOTAL OB/XF		21,558	
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	0625	PORT WD UT	0	100	22	12			6.00	100	2021	2021	3	93	6,584		
2	0210	CONCRETE D	0	100	59	20			6.00	100	2021	2021	3	93	6,584		
3	0211	CONCRETE W	0	100	32	4			6.00	100	2021	2021	3	93	714		
4	0211	CONCRETE W	0	100	8	5			6.00	100	2021	2021	3	93	223		
5	0955	PRIVACY FE	0	100	0	0			15.00	100	2021	2021	3	98	7,453		
6	1450	SOLAR PANE	0	100	0	0			0.00	100	2022	2022	3	97	0		

LAND DESCRIPTION														TOTAL OB/XF												21,558	
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	25,000.00	25,000.00	25,000										