

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR	SLAB 100
Frame	05	STEEL	100
Exterior Wall	27	PREFIN	MTL 100
Roof Structur		N/A	100
Roof Cover		N/A	100
Interior Wall		N/A	100
Interior Floor		N/A	100
Heating Type		N/A	100
Air Condition	00	N/A	100
Plumbing		0	100
Story Height		0	100
RMS		0	100
Stories	0	0	100
Units		0	100
Quality	03	AVERAGE	
DOR CODE	4820	MINI WAREHOUSE	
MAP NUM	5	MKT AREA	10
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	4,000	100	2019
TOTALS	4,000		4,000 97,360

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
4811	06	4,000	81.1200	24.34	97,360	2019	2019	0	0	0.00	100.00
2 MINISTORAG 0% - 0 Heated Area: 4000 HX Base Yr											
200 BAS 200 2019											

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 4
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	770,845		
TOTAL MARKET OB/XF VALUE	898,246		
TOTAL LAND VALUE - MARKET	0		
TOTAL MARKET VALUE	1,669,091		
SOH/AGL Deduction	0		
ASSESSED VALUE	1,669,091		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	1,669,091		
TOTAL JUST VALUE	1,669,091		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	1,668,305		
PRCL:0:2: SEE ATTACHED DOCS. EB 05/23			
PRCL:0:1: VALUED USING INCOME APPROACH.			
PU MINI STRG, CONCR TET WALK.			
DEL XFOB 0630, PU 0625, 1350 CC 10/16/20			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000464	STORAGE BUILDING-	0	05/27/2022
20000326	MINI WAREHOUSE-C	0	06/01/2020
18000905	COMM STORARGE BLDG	0	09/12/2018
20071249	A/C-STOR FACILITY	0	09/17/2007
20071245	PLUMBING	0	09/17/2007
20071157	ELEC SERV	0	08/22/2007
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD
1068/0226	3/30/2018	WD Q	I 01
GRANTOR: HARPERS HERITAGE, INC			SALE PRICE
GRANTEE: HARPERS HERITAGE II			575,000
0629/0800	11/21/2005	WD Q	I 03
GRANTOR: HARPER FRANKLIN C.			90,000
GRANTEE: HARPERS HERITAGE, I			

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	4851	INCOME A/C	0	0	0	0	11,100.00	SF	44.50	44.50	100
2	4861	INCOME NO	0	0	0	0	11,000.00	SF	32.00	32.00	100
3	4880	INCOME OPE	0	0	0	0	45.00	UT	1,145.00	1,145.00	100
4	0940	OPEN SHED	0	0	12	30	360.00	SF	4.00	4.00	22.99
5	0940	OPEN SHED	0	0	10	20	200.00	SF	4.00	4.00	22.99
6	0050	CARPORT UN	0	0	20	20	400.00	SF	9.00	9.00	61.99
7	0101	6" CHAINLI	0	0	0	0	4,767.00	LF	21.75	21.75	29.99
8	0210	CONCRETE D	0	0	33	20	660.00	SF	6.00	6.00	29.99
9	0210	CONCRETE D	0	0	19	17	323.00	SF	6.00	6.00	84.99
10	0625	PORT WD UT	0	0	20	10	200.00	SF	6.00	6.00	19.99

TOTAL OB/XF											
897,485											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	004850	C	MINI STORAGE	0		C2	0.00	0.00	6.02	AC	

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=2019] W20S200E20N200S.											

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	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1	004850	C	MINI STORAGE	0		C2	0.00	0.00	6.02	AC		1.00	1.00	1.00	0.00	0.00	0							

ELEMENT		CD	BUILDING CHARACTERISTICS		CONSTRUCTION	
Foundation	02		CONCR	SLAB	100	
Frame	05		STEEL	100		
Exterior Wall	27		PREFIN	MTL	100	
Roof Structur			N/A	100		
Roof Cover			N/A	100		
Interior Wall			N/A	100		
Interior Floor			N/A	100		
Heating Type			N/A	100		
Air Condition	00		N/A	100		
Plumbing			0	100		
Story Height			0	100		
RMS			0	100		
Stories			0	100		
Units			0	100		
Quality	03		AVERAGE			
DOR CODE	4820		MINI WAREHOUSE			
MAP NUM	5		MKT AREA	10		
NEIGHBORHOOD/LOC	000		1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	
BAS	5,000	100	2007	5,000	156,000	
MIN	2,000	75	2007	1,500	46,800	
MIN	2,000	75	2007	1,500	46,800	
TOTALS	9,000			8,000	249,600	

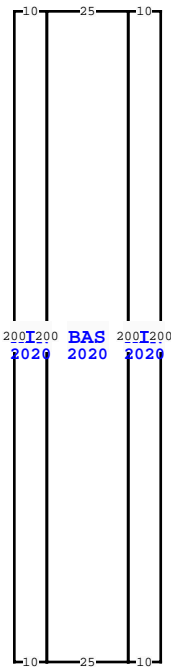
MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
3	A/C	MINIST	0%	- 0	Heated Area: 5000			HX Base Yr				
200T200 BAS 200I200 2007 2007 2007												
BLD DATE	02/28/2020		MMSR	LGL DATE								
XF DATE	10/11/2021		MMLB	LAND DATE								
INC DATE				AG DATE								

WAKULLA COUNTY PROPERTY				PAGE 2 of 4	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				770,845		
TOTAL MARKET OB/XF VALUE				898,246		
TOTAL LAND VALUE - MARKET				0		
TOTAL MARKET VALUE				1,669,091		
SOH/AGL Deduction				0		
ASSESSED VALUE				1,669,091		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				1,669,091		
TOTAL JUST VALUE				1,669,091		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				1,668,305		
911 ADD CHG PER BRANDON @ P&Z						
COA PER OWNER PHONE CALL						
5 YR PRCL CK, DEMO BLDG 1 BURNED DOWN.						
8-10, DEL XFOB LN 11-16, NO PRMT FOR NEW BLDG						
PERMIT NUM	DESCRIPTION			AMT	ISSUED	
2007888	PLUMBING			0	06/21/2007	
2007806	STORAGE FACILITY-			0	06/01/2007	
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1068/0226	3/30/2018	WD Q	Q	I	01	575,000
GRANTOR: HARPERS HERITAGE, INC						
GRANTEE: HARPERS HERITAGE II						
0629/0800	11/21/2005	WD Q	Q	I	03	90,000
GRANTOR: HARPER FRANKLIN C.						
GRANTEE: HARPERS HERITAGE, I						
BUILDING NOTES						
BUILDING DIMENSIONS						
MIN=[YR=2007] W10S200BAS=[YR=2007] N200W25 S200MIN=[YR=2007] N200W10S200E10S\$E25 \$E10N200\$.						

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
11	0211	CONCRETE W	0	0	100	3	300.00	SF	6.00	96.99	2022	2022	3	0.01		0	
12	0211	CONCRETE W	0	0	100	3	300.00	SF	6.00	96.99	2022	2022	3	0.01		0	
13	0700	PORT BLDG	0	0	24	12	288.00	SF	8.00	38.99	2009	2009	33	3.01		761	
TOTALS												761					

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV

ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame	05		STEEL	100	
Exterior Wall	27		PREFIN	MTL 100	
Roof Structur			N/A	100	
Roof Cover			N/A	100	
Interior Wall			N/A	100	
Interior Floo			N/A	100	
Heating Type			N/A	100	
Air Condition	00		N/A	100	
Plumbing			0	100	
Story Height			0	100	
RMS			0	100	
Stories			0	100	
Units			0	100	
Quality	03		AVERAGE		
DOR CODE	4820 MINI WAREHOUSE				
MAP NUM	5		MKT AREA	10	
NEIGHBORHOOD/LOC	000 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	5,000	100	2020	5,000	156,000
MIN	2,000	75	2020	1,500	46,800
MIN	2,000	75	2020	1,500	46,800
TOTALS	9,000			8,000	249,600

MARKET ADJUSTMENTS															
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND				
4	A/C	MINIST	0%	- 0	Heated Area: 5000			HX Base Yr							
															
200T200 BAS 2020 290T200 2020 2020 2020															
BLD DATE 02/28/2020 MMSR LGL DATE XF DATE 10/11/2021 MMLB LAND DATE INC DATE AG DATE															
57 HIGH DR, CRAWFORDVILLE															

WAKULLA COUNTY PROPERTY										PAGE 3 of 4	3
VALUATION SUMMARY											
VALUATION BY										STANDARD	
Tax Group: 3										Tax Dist:	
BUILDING MARKET VALUE										770,845	
TOTAL MARKET OB/XF VALUE										898,246	
TOTAL LAND VALUE - MARKET										0	
TOTAL MARKET VALUE										1,669,091	
SOH/AGL Deduction										0	
ASSESSED VALUE										1,669,091	
TOTAL EXEMPTION VALUE										0	
BASE TAXABLE VALUE										1,669,091	
TOTAL JUST VALUE										1,669,091	
NCON VALUE										0	
INCOME VALUE											
PREVIOUS YEAR MKT VALUE										1,668,305	
5 YR PRCL CH, CORR BEDS, QUAL, PU XFOB LN											
REMOVE H7 NO HX											
FRANKLIN C HARPER DOD 8-1-2015 OR 977 P 481											
PERMIT NUM	DESCRIPTION			AMT	ISSUED						
SALES DATA											
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE					
1068/0226	3/30/2018	WD	Q	I	01	575,000					
GRANTOR: HARPERS HERITAGE, INC											
GRANTEE: HARPERS HERITAGE II											
0629/0800	11/21/2005	WD	Q	I	03	90,000					
GRANTOR: HARPER FRANKLIN C.											
GRANTEE: HARPERS HERITAGE, I											
BUILDING NOTES											
BUILDING DIMENSIONS											
MIN=[YR=2020] W10S200BAS=[YR=2020] N200W25 S200MIN=[YR=2020] N200W10S200E10S25 \$E10N200\$.											

LAND DESCRIPTION															TOTAL OB/XF										0
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	

ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	05	STEEL		100	
Exterior Wall	27	PREFIN	MTL	100	
Roof Structur	03	GABLE	HIP	100	
Roof Cover	12	MODULAR	MT	100	
Interior Wall		N/A		100	
Interior Floo		N/A		100	
Heating Type		N/A		100	
Air Condition	00	N/A		100	
Plumbing		0		100	
Story Height		0		100	
RMS		0		100	
Stories		0		100	
Units		0		100	
Quality	03	AVERAGE			
DOR CODE	4820		MINI WAREHOUSE		
MAP NUM	5	MKT AREA		10	
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	4,500	100	2022	4,500	174,285
TOTALS	4,500			4,500	174,285

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
5	A/C	MINIST	0%	0	Heated Area: 4500		HX Base Yr																
<table border="1"> <tr> <td>BLD DATE</td> <td>02/28/2020</td> <td>MMSR</td> <td>LGL DATE</td> </tr> <tr> <td>XF DATE</td> <td>10/11/2021</td> <td>MMLB</td> <td>LAND DATE</td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> </tr> </table>												BLD DATE	02/28/2020	MMSR	LGL DATE	XF DATE	10/11/2021	MMLB	LAND DATE	INC DATE			AG DATE
BLD DATE	02/28/2020	MMSR	LGL DATE																				
XF DATE	10/11/2021	MMLB	LAND DATE																				
INC DATE			AG DATE																				

WAKULLA COUNTY PROPERTY				PAGE 4 of 4	3	
VALUATION SUMMARY						
VALUATION BY		STANDARD				
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE		770,845				
TOTAL MARKET OB/XF VALUE		898,246				
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TOTAL MARKET VALUE		1,669,091				
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ASSESSED VALUE		1,669,091				
TOTAL EXEMPTION VALUE		0				
BASE TAXABLE VALUE		1,669,091				
TOTAL JUST VALUE		1,669,091				
NCON VALUE		0				
INCOME VALUE						
PREVIOUS YEAR MKT VALUE		1,668,305				
RUTH R HARPER DOD 4-25-2016 OR 999 P 748 DC						
10, PU XFOB LN 13, DEL XFOB LN 14						
CORR CODE & DIMENS XFOB LN 2, CORR LF XFOB LN						
CORR PHY ADDRESS CARD 1, SFD @ 61 HIGH DR,						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1068/0226	3/30/2018	WD Q	Q	I	01	575,000
GRANTOR: HARPERS HERITAGE, INC						
GRANTEE: HARPERS HERITAGE II						
0629/0800	11/21/2005	WD Q	Q	I	03	90,000
GRANTOR: HARPER FRANKLIN C.						
GRANTEE: HARPERS HERITAGE, I						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2022] W45S100E45N100\$.						

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							
57 HIGH DR, CRAWFORDVILLE																							

LAND DESCRIPTION												TOTAL OB/XF												0				
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				