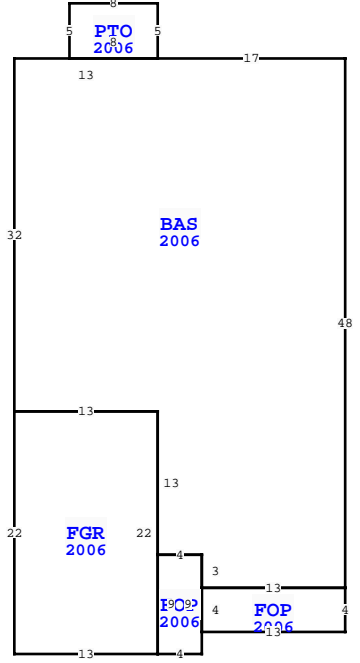


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
14	CARPET 70				
08	SHT VINYL 30				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
3	MKT AREA		10		
14.00		1.25/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,220	100	2006	1,220	139,987
FGR	286	50	2006	143	16,408
FOP	36	30	2006	11	1,262
FOP	52	30	2006	16	1,836
PTO	40	5	2006	2	230
TOTALS	1,634			1,392	159,723

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	1,392	109.8000	130.39	181,503	2006	2011	0	0	12.00	88.00			
1 SINGLE FAM 0% - 0 Heated Area: 1220 HX Base Yr														



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			159,723
TOTAL MARKET OB/XF VALUE			389
TOTAL LAND VALUE - MARKET			24,000
TOTAL MARKET VALUE			184,112
SOH/AGL Deduction			49,097
ASSESSED VALUE			135,015
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			135,015
TOTAL JUST VALUE			184,112
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			122,940
5 YR PRCL CK, CHG QUAL FAIR TO AVG, CHG EYB 2006 T			
5 YR PRCL CH, PU XFOB LN 3			
5 YR PRCL CH, PU FNDN & FRME, CORR FLOOR			
ADD CHG VIZ EMAIL KARENG@REGIONCONTRACTORS.CO			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20051718	SFD/CO	0	10/21/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0998/0075	4/26/2016	WD Q	Q	I	05	370,000
GRANTOR: LUCQUINRU REALTY INVE						
GRANTEE: JAAR PROPERTIES, LL						
0769/0216	7/08/2008	WD Q	Q	I		80,000
GRANTOR: BOSARGE DAVID B.						
GRANTEE: LUCQUINRU REALTY IN						

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	23	8	184.00	SF	6.00	6.00	100	2006	2006	3	27	298	
2	0211	CONCRETE W	0	0	14	4	56.00	SF	6.00	6.00	100	2006	2006	3	27	91	
3	0700	PORT BLDG	0	0	12	10	120.00	SF	0.00	0.00	100	2018	2018	3	90	0	

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
1	000100	C	SFR	0			100.00	100.00	1.00	LT		1.00	1.00	1.00	12,000.00	12,000.00	12,000							
2	000000	C	VAC RES	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	12,000.00	12,000.00	12,000							