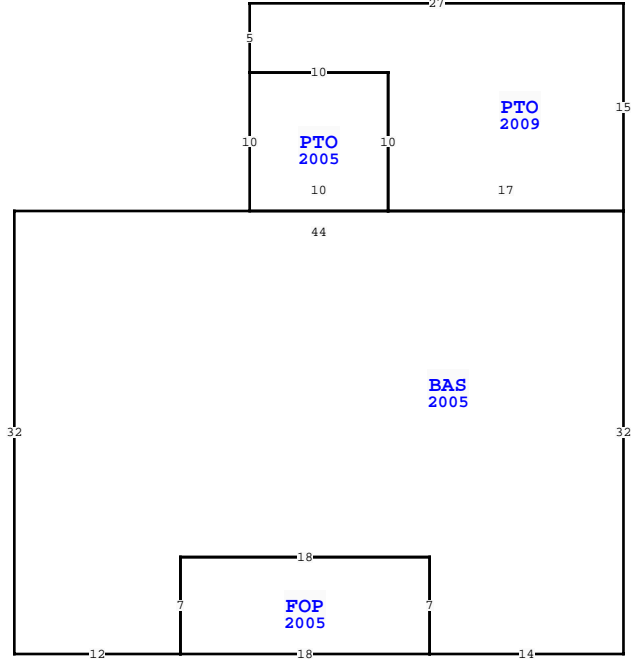




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	VYL PLANK 100
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT 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	14.00	1.25/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,282	100
FOP	126	30
PTO	100	5
PTO	305	5
TOTALS	1,813	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,340	108.0000	128.25	171,855	2005	2005	0	0	18.00	82.00		
1 SINGLE FAM 0% - 0 Heated Area: 1282 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			140,921
TOTAL MARKET OB/XF VALUE			2,626
TOTAL LAND VALUE - MARKET			15,000
TOTAL MARKET VALUE			158,547
SOH/AGL Deduction			34,912
ASSESSED VALUE			123,635
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			123,635
TOTAL JUST VALUE			158,547
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			112,395
5 YR PRCL CK, CHG QUAL FAIR TO AVG			
NICHOLS/FERNS PORTED 2019 VALUES TO 10047-I32			
XFOB LN 5			
5 YR PRCL CH, CHG FLOOR, PU XFOB 3 & 4, DEL			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2005595	SFD	0	05/02/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1122/0286	8/26/2019	CT	U	I	18	95,100
GRANTOR: WAKULLA CLERK OF COUR						
GRANTEE: CLEAR SPRINGS PROPE						
0911/0179	5/30/2013	QC	U	I	11	100
GRANTOR: BURNETTE CRYSTAL NKA						
GRANTEE: NICHOLS CRYSTAL OTT						

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	24	9	216.00	SF	6.00	6.00	100	2005	2005	3	24	311						
2	0211	CONCRETE W	0	0	16	3	48.00	SF	6.00	6.00	100	2005	2005	3	24	69						
3	0955	PRIVACY FE	0	0	0	0	156.00	LF	15.00	15.00	100	2019	2019	3	96	2,246						
4	0700	PORT BLDG	0	0	14	10	140.00	SF	0.00	0.00	100	2019	2019	3	92	0						
TOTALS														1,813		1,340	140,921					

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	0			50.00	100.00	1.25	LT		1.00	1.00	1.00	12,000.00	12,000.00	15,000							