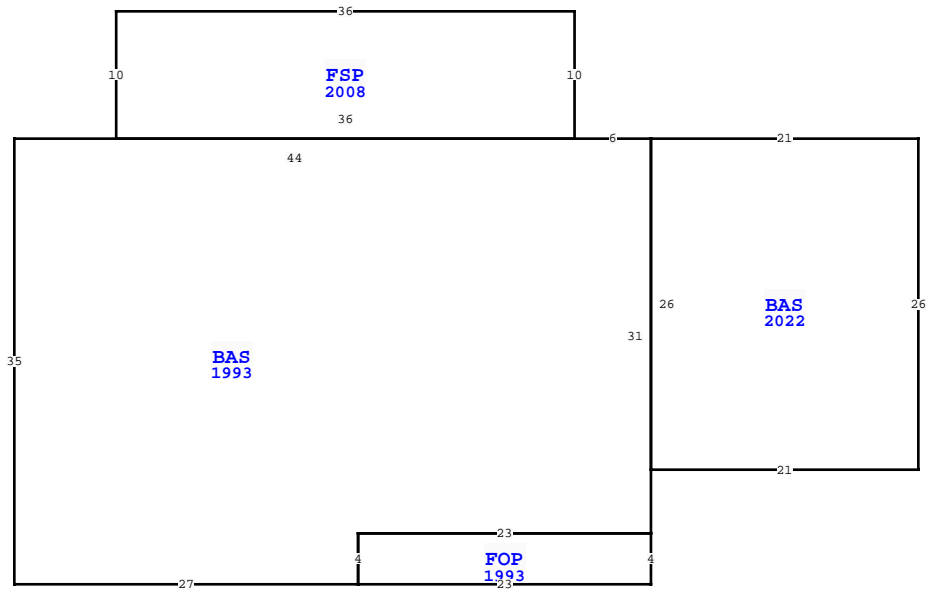




| ELEMENT | | BUILDING CHARACTERISTICS | |
|---------|----------------|--------------------------|------|
| CD | CONSTRUCTION | | |
| 01 | WOOD FRAME 100 | | |
| 02 | WOOD FRAME 100 | | |
| 19 | COMMON BRK 100 | | |
| 03 | GABLE/HIP 100 | | |
| 03 | COMP SHNGL 100 | | |
| 04 | PLYWOOD 50 | | |
| 05 | DRYWALL 50 | | |
| 14 | CARPET 100 | | |
| 04 | AIR DUCTED 100 | | |
| 03 | CENTRAL 100 | | |
| | 5 100 | | |
| | 3 100 | | |
| | 0 100 | | |
| 1. | 1. 100 | | |
| | 0 100 | | |
| 03 | AVERAGE | | |
| 0100 | SINGLE FAMILY | | |
| 3 | MKT AREA | 10 | |
| 000 | 1.00/ | | |
| BAS | 1,658 | 100 | 1993 |
| BAS | 546 | 100 | 2022 |
| FOP | 92 | 30 | 1993 |
| FSP | 360 | 55 | 2008 |
| TOTALS | 2,656 | | |

| 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% - 2021 | | 113.05 | 274,712 | 1973 | 1973 | 0 | 0 | 50.00 | 50.00 |
| Heated Area: 2204 HX Base Yr 2021 | | | | | | | | | | | |



| WAKULLA COUNTY PROPERTY | | | |
|---|---------------|--------------|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 1 |
| VALUATION BY | | STANDARD | |
| Tax Group: 3 | | Tax Dist: | |
| BUILDING MARKET VALUE | | 137,356 | |
| TOTAL MARKET OB/XF VALUE | | 2,063 | |
| TOTAL LAND VALUE - MARKET | | 30,000 | |
| TOTAL MARKET VALUE | | 169,419 | |
| SOH/AGL Deduction | | 0 | |
| ASSESSED VALUE | | 169,419 | |
| TOTAL EXEMPTION VALUE | | HX HB 50,000 | |
| BASE TAXABLE VALUE | | 119,419 | |
| TOTAL JUST VALUE | | 169,419 | |
| NCON VALUE | | 0 | |
| INCOME VALUE | | 0 | |
| PREVIOUS YEAR MKT VALUE | | 172,024 | |
| 5 YR PR CL CK, CHG EYB 1973 TO 1993, RENOVATION ,FO | | | |
| PRMT CK FR PU NEW TRAV | | | |
| VERIFIED 5YR PRCL CK | | | |
| 5 YR PRCL CH, PU XFOB LN 4 | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
| OBN21-00015 | CONVERSION-CC | 0 | 09/30/2021 |
| 20001195 | REROOF-CO | 0 | 12/18/2020 |
| 32547 | REROOF | 0 | 10/22/2004 |

| SALES DATA | | | | | | |
|-------------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / I | V / I | RSN CD | SALE PRICE |
| 1187/0120 | 12/30/2020 | WD Q | Q | I | 01 | 195,000 |
| GRANTOR: ROSS LILLIE RENE FKA | | | | | | |
| GRANTEE: BALCOM ASHLEY & SW | | | | | | |
| 1184/0414 | 12/15/2020 | QC U | I | I | 30 | 100 |
| GRANTOR: TONDEE HUNTER ROSS | | | | | | |
| GRANTEE: ROSS LILLIE RENE F | | | | | | |

| 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 | 100 | 16 | 15 | | | 6.00 | 100 | 1980 | 1980 | 3 | 20 | 288 | |
| 2 | 0700 | PORT BLDG | 0 | 100 | 12 | 10 | SF | 8.00 | 8.00 | 100 | 2011 | 2011 | 3 | 76 | 730 | |
| 3 | 0055 | PORTABLE C | 0 | 100 | 27 | 18 | SF | 3.00 | 3.00 | 100 | 2013 | 2013 | 3 | 57 | 831 | |
| 4 | 0940 | OPEN SHED | 0 | 100 | 10 | 8 | SF | 4.00 | 4.00 | 100 | 2015 | 2015 | 3 | 67 | 214 | |

| TOTAL OB/XF | | | | | | | | | | | |
|-------------|--|--|--|--|--|--|--|--|--|--|--|
| 2,063 | | | | | | | | | | | |

| BUILDING NOTES | | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=2022] W21 BAS=[YR=1993] W6 FSP=[YR=2008] N10 W36 S10 E36\$ W44 S35 E27 FOP=[YR=1993] E23 N4 W23 S4\$ N4 E23 N31\$ S26 E21 N26\$. | | | | | | | | | | | |

| LAND DESCRIPTION | | | | | | | | | | | | | | | | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|--------|--------|-------------|-----------|-----|----------|--------|---------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|
| 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 | | | 138.00 | 150.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 15,000.00 | 15,000.00 | 15,000 | | | | | | | |
| 2 | 000100 | C | SFR | 100 | | | 139.00 | 150.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 15,000.00 | 15,000.00 | 15,000 | | | | | | | |