

ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame	02		WOOD	FRAME 100	
Exterior Wall	11		AVERAGE	100	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	03		COMP SHNGL	100	
Interior Wall	05		DRYWALL	100	
Interior Floor	07		VYL PLANK	100	
Heating Type	13		HEAT PUMP	100	
Air Condition	13		HEAT PUMP	100	
Bedrooms			1	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	000		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	800	100	2021	800	85,652
FGR	240	50	2021	120	12,848
FOP	32	30	2021	10	1,071
FSP	140	55	2021	77	8,244
TOTALS	1,212			1,007	107,815

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: 800						
						HX Base Yr 2022					

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			107,815
TOTAL MARKET OB/XF VALUE			3,794
TOTAL LAND VALUE - MARKET			15,000
TOTAL MARKET VALUE			126,609
SOH/AGL Deduction			21,904
ASSESSED VALUE			104,705
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			54,705
TOTAL JUST VALUE			126,609
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			116,980
5 YR PRCL CK, CHG QUAL FAIR TO AVG			
2020 PORT FROM BAY COUNTY FOR 2022			
PU NEW SFD; XFOB'S CO 2-10-2021 MMLB			
COA PER NCOA REPORT			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000156	SFD-CO	0	08/13/2020
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD SALE PRICE
1149/0141	4/29/2020	WD Q	V / 01 15,000
GRANTOR: HOCH MANAGEMENT COMPA			
GRANTEE: MCKENZIE WANDA			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=2021] W37 FSP=[YR=2021] E14 N10 W14 S10\$ W3 S26 E18 FOP=[YR=2021] W8 S4 E8 N4\$ E10 N20 E12 FGR=[YR=2021] W12 S20 E12 N20\$ N6\$.			

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	51	12		SF 6.00	6.00	100	2021	2021	3	93	3,415	
2	0211	CONCRETE W	0	100	17	4		SF 6.00	6.00	100	2021	2021	3	93	379	
TOTAL OB/XF 3,794																

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			101.00	156.00	1.00	LT		1.00	1.00	1.00	15,000.00	15,000.00	15,000							