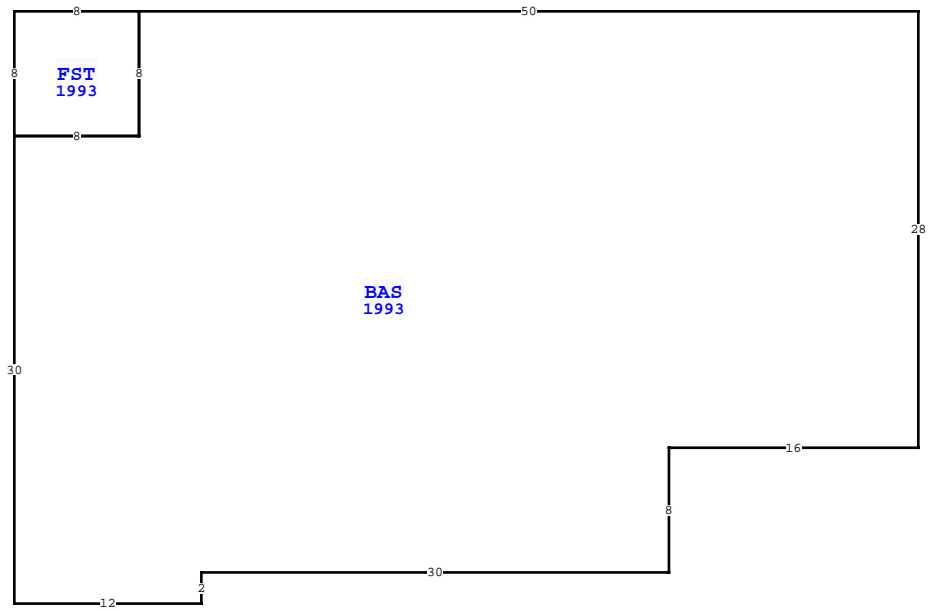




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
03	MASONRY 100				
17	CB STUCCO 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
11	CLAY TILE 50				
14	CARPET 50				
01	FIN.SUSPD 100				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	Fixtures	4	100		
	Story Height	8	100		
	RMS	9	100		
1.1	1.100				
00	N/A 100				
	Units	0	100		
03	AVERAGE				
1100	STORES, 1 STORY				
3	MKT AREA	10			
000	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,920	100	1993	1,920	193,615
FST	64	45	1993	29	2,925
TOTALS	1,984			1,949	196,540

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
1	STOR RETAI	0%	- 2024									
			Heated Area: 1920				HX Base Yr					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		196,540	
TOTAL MARKET OB/XF VALUE		4,061	
TOTAL LAND VALUE - MARKET		80,000	
TOTAL MARKET VALUE		280,601	
SOH/AGL Deduction		0	
ASSESSED VALUE		280,601	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		280,601	
TOTAL JUST VALUE		280,601	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		160,746	
5 YR PRCL CK, CHG EYB ON BLD & XFOBS			
5 YR PRCL CK, CHG FLOR, EXT WALL HEIGHT			
PU BATHS, PU XFOB LN 2-4			
5 YR PRCL CH, PU FNDN & FRME, CHG RMS, FIXT,			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000449	HVAC CHANGE OUT-C		04/30/2024
OB22-000288	ROOF OVER/TPO		05/10/2022
16000592	MECH	0	06/16/2016
21487	N/A	0	10/16/1996
019835	N/A	0	07/10/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1323/0441	7/18/2023	CR U		I	11	100
GRANTOR: DAVID MAC HOLDINGS LL						
GRANTEE: JORDON HOLDINGS, LL						
0322/0138	7/18/2023	WD Q		I	01	375,000
GRANTOR: DAVID MAC HOLDINGS LL						
GRANTEE: JORDON HOLDINGS, LL						

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	0700	PORT BLDG	0	0	0	0	1.00	SF	0.00	0.00	100	1996	1996	3	53	0	
2	0210	CONCRETE D	0	0	18	12	216.00	SF	6.00	6.00	100	1996	1996	3	43	557	
3	0211	CONCRETE W	0	0	58	3	174.00	SF	6.00	6.00	100	1996	1996	3	43	449	
4	0250	ASPHALT AV	0	0	0	0	3,552.00	SF	2.00	2.00	100	1996	1996	3	43	3,055	

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	001700	C	1STORY OFF	0			100.00	150.00	100.00	FF		1.00	1.00	1.00	800.00	800.00	80,000								