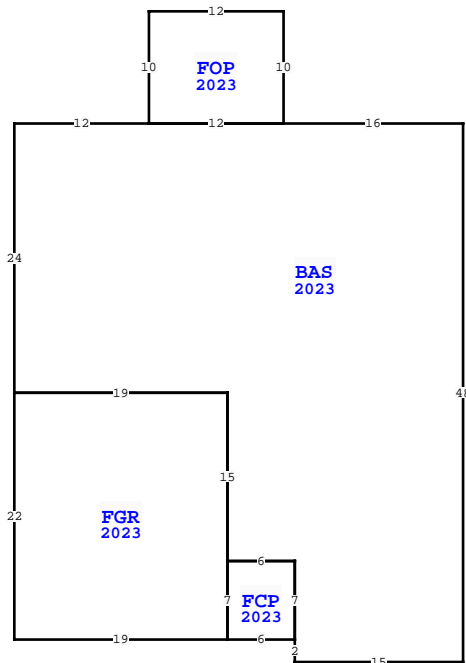


| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|--------------|------|
| ELEMENT | CD | | |
| Foundation | 02 | CONCR SLAB | 100 |
| Frame | 02 | WOOD FRAME | 100 |
| Exterior Wall | 30 | VINYL | 90 |
| Exterior Wall | 19 | COMMON BRK | 10 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 03 | COMP SHNGL | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floo | 07 | VYL PLANK | 90 |
| Interior Floo | 11 | CLAY TILE | 10 |
| Ceiling | 08 | 8 FT | 100 |
| Heating Type | 13 | HEAT PUMP | 100 |
| Air Condition | 13 | HEAT PUMP | 100 |
| Bedrooms | | 3 | 100 |
| Bathrooms | | 2 | 100 |
| Stories | 1. | 1. 100 | |
| Units | | 0 | 100 |
| Condition Adj | 12 | AVERAGE | 100 |
| Quality | 03 | AVERAGE | |
| DOR CODE | 0401 | TOWNHOUSE | |
| MAP NUM | 3 | MKT AREA | 10 |
| NEIGHBORHOOD/LOC | 306.00 | 1.00/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 1,410 | 100 | 2023 |
| FCP | 42 | 25 | 2023 |
| FGR | 418 | 50 | 2023 |
| FOP | 120 | 30 | 2023 |
| TOTALS | 1,990 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|--------------------|-----------|-----------|-------------|----------------|----------------|-----|-----|------|------|------|--------|------------------------------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | |
| 1 | HALF-PLEX | 0% | - 2024 | | | | | | | | | Heated Area: 1410 HX Base Yr | |



| WAKULLA COUNTY PROPERTY | | | |
|---|---------------|-----|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 1 |
| VALUATION BY | | | STANDARD |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | | | 164,077 |
| TOTAL MARKET OB/XF VALUE | | | 4,392 |
| TOTAL LAND VALUE - MARKET | | | 25,000 |
| TOTAL MARKET VALUE | | | 193,469 |
| SOH/AGL Deduction | | | 18,950 |
| ASSESSED VALUE | | | 174,519 |
| TOTAL EXEMPTION VALUE | | | 0 |
| BASE TAXABLE VALUE | | | 174,519 |
| TOTAL JUST VALUE | | | 193,469 |
| NCON VALUE | | | 168,469 |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | | 25,000 |
| 5 YR PRCL CK, N/C | | | |
| FR PU NCON & XFOBS 07-28-2023; LH 12/8/23 | | | |
| 5 YR PRCL CH, N/C | | | |
| 5 YR PRCL CH, N/C | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
| 22000709 | SFD-CO | 0 | 08/24/2022 |
| 20071474 | TNHSE-EXPIRED | 0 | 10/22/2007 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1197/0862 | 3/12/2021 | WD Q | Q | V | 05 | 100,000 |
| GRANTOR: PERSICA DESIGN & CONS | | | | | | |
| GRANTEE: REGISTER BROS. INVE | | | | | | |
| 0650/0692 | 4/05/2006 | WD Q | Q | V | 02 | 192,000 |
| GRANTOR: VISCONTI FRANK | | | | | | |
| GRANTEE: PERSICA DESIGN & CO | | | | | | |

| 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 40 | 17 | | 6.00 | 6.00 | 100 | 2024 | 2023 | AV | 100 | 4,080 | |
| 2 | 0211 | CONCRETE W | 0 | 0 0 | 0 | | 6.00 | 6.00 | 100 | 2024 | 2023 | AV | 100 | 312 | |

| BLD DATE | | LGL DATE | |
|----------|----------|------------|---------|
| XF DATE | INC DATE | LAND DATE | AG DATE |
| | | 06/20/2020 | MMST |

| BUILDING NOTES | |
|---|--|
| BAS=[YR=2023;ORIG=11,1] S24 E19 S15 E6 S7 S2 E15 N48 W16 W12 W12 \$ | |
| FOP=[YR=2023;ORIG=23,-9] E12 S10 W12 N10 \$ | |
| FCP=[YR=2023;ORIG=30,40] E6 S7 W6 N7 \$ | |
| FGR=[YR=2023;ORIG=11,25] S22 E19 N7 N15 W19 \$ | |

| 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 | | RTH | 26.00 | 364.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 25,000.00 | 25,000.00 | 25,000 | | | | | | | |