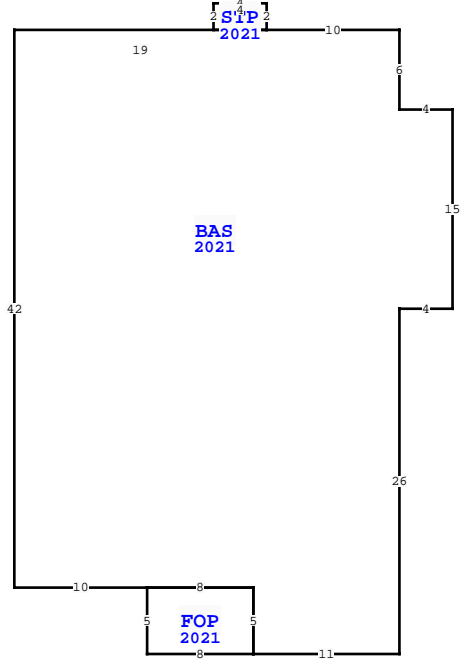


BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	30	VINYL 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	10	LAMINATED 70			
Interior Floo	14	CARPET 30			
Heating Type	04	AIR DUCTED 100			
Air Condition	03	CENTRAL 100			
Bedrooms		3 100			
Bathrooms		2 100			
Story Height		0 100			
Stories	1.	1. 100			
Units		0 100			
Quality	08	FAIR			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	3	MKT AREA 10			
NEIGHBORHOOD/LOC	13.00	1.25/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,333	100	2021	1,333	152,045
FOP	40	30	2021	12	1,369
STP	8	10	2021	1	114
TOTALS	1,381			1,346	153,528

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,346	98.0100	116.39	156,661	2021	2021	0	0	2.00	98.00		
1 SINGLE FAM 100% - 2022 Heated Area: 1333 HX Base Yr 2022													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			153,528
TOTAL MARKET OB/XF VALUE			2,344
TOTAL LAND VALUE - MARKET			15,300
TOTAL MARKET VALUE			171,172
SOH/AGL Deduction			36,541
ASSESSED VALUE			134,631
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			84,631
TOTAL JUST VALUE			171,172
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			139,266
5 YR PRCL CK, N/C - FUTURE PAPER			
PU SFD, XFOB, POWER 10/18/21			
5 YR PRCL CH, N/C			
S/O LOT 5 TO 10731-001			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000624	SFD	0	06/22/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1244/0206	12/17/2021	WD Q	Q	I	01	160,000
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: ROSS CARL & KARLISA						
1199/0176	3/22/2021	WD Q	Q	V	01	21,000
GRANTOR: BROWN JOSHUA E						
GRANTEE: GOLDEN CONSTRUCTION						

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	20	20		400.00	SF	6.00	100	2021	2021	3	93	2,232
2	0211	CONCRETE W	0	100	5	4		20.00	SF	6.00	100	2021	2021	3	93	112

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=2021] W10 STP=[YR=2021] N2 W4 S2 E4\$ W19 S42 E10			
FOP=[YR=2021] S5 E8 N5 W8\$ E8 S5 E11 N26 E4 N15 W4 N6\$.			

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			50.00	100.00	1.00	LT		1.00	1.00	1.00	15,300.00	15,300.00	15,300							