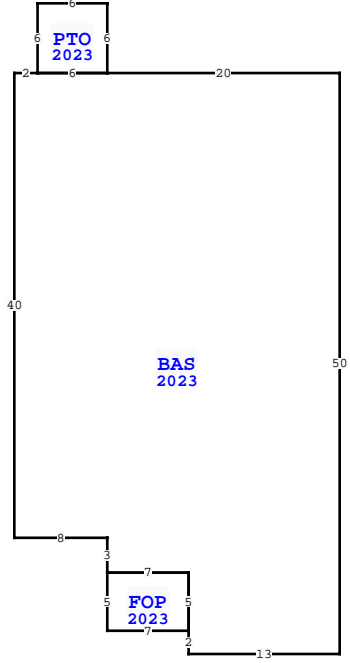




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
07	VYL PLANK 100				
08	8 FT 100				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
3	100				
1.1	100				
0	100				
12	AVERAGE 100				
03	AVERAGE				
0100	SINGLE FAMILY				
3	MKT AREA	10			
13.00		1.25/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,271	100	2023	1,271	164,518
FOP	35	30	2023	10	1,294
PTO	36	5	2023	2	259
TOTALS	1,342			1,283	166,072

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,283	109.0000	129.44	166,072	2023	2023	0	0	0.00	100.00		
1 SINGLE FAM 0% - 2024 Heated Area: 1271 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		166,072	
TOTAL MARKET OB/XF VALUE		5,208	
TOTAL LAND VALUE - MARKET		15,300	
TOTAL MARKET VALUE		186,580	
SOH/AGL Deduction		0	
ASSESSED VALUE		186,580	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		186,580	
TOTAL JUST VALUE		186,580	
NCON VALUE		171,280	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		12,750	
5 YR PRCL CK, PU XFOB			
FR PU NCON & XFOBS. 12/27/2023			
ADDRESS CLEAN UP - MV TO LINE 1			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
PR23-000092	SFD-CO	0	09/12/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1357/0294	4/12/2024	QC	U	I	11	100
GRANTOR: HENDERSON ANGELA CORT						
GRANTEE: TOCO REVOCABLE TRUS						
1340/0867	12/15/2023	WD	Q	I	01	219,900
GRANTOR: PAFFORD PROPERTIES &						
GRANTEE: HENDERSON ANGELA 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 20	800.00	SF	6.00	6.00	100	2024	2023	AV	100	4,800	
2	0211	CONCRETE W	0	0 17 4	68.00	SF	6.00	6.00	100	2024	2023	AV	100	408	

BUILDING NOTES			
BLD DATE			
XF DATE			
INC DATE			
LGL DATE		03/09/2019 JB	
LAND DATE			
AG DATE			

BUILDING DIMENSIONS													
BAS=[YR=2023;ORIG=10,10] E2 E6 E20 S50 W13 N2 N5 W7 N3 W8 N40 \$													
PTO=[YR=2023;ORIG=12,4] E6 S6 W6 N6 \$													
POP=[YR=2023;ORIG=18,53] E7 S5 W7 N5 \$													

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