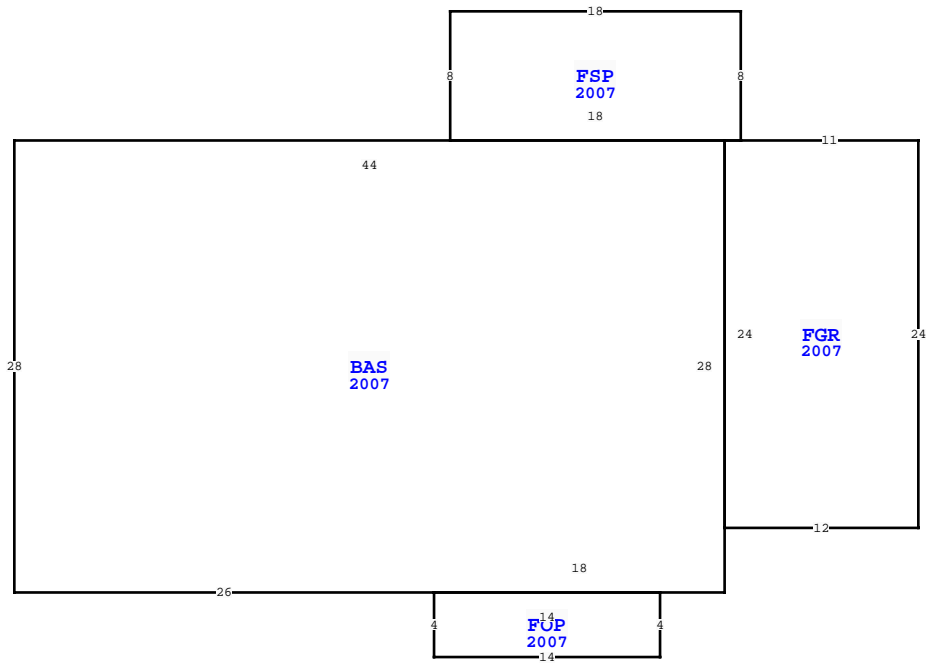


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	30	VINYL	70
Exterior Wall	20	FACE BRICK	30
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	11	CLAY TILE	50
Interior Floo	14	CARPET	50
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
BAS	1,232	100	2007
FGR	288	50	2007
FOP	56	30	2007
FSP	144	55	2007
TOTALS	1,720		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,472	109.0800	129.53	190,668	2007	2007	0	0	16.00	84.00		
2 SINGLE FAM 100% - 2022 Heated Area: 1232 HX Base Yr 2022													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			160,161
TOTAL MARKET OB/XF VALUE			1,619
TOTAL LAND VALUE - MARKET			12,000
TOTAL MARKET VALUE			173,780
SOH/AGL Deduction			32,632
ASSESSED VALUE			141,148
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			91,148
TOTAL JUST VALUE			173,780
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			144,314
5 YR PRCL CK, CHG EYB 2007 TO 2012, QUAL FAIR TO A			
2022 HX APP			
5 YR PRCL CH, N/C			
RECALC 2019& 2020- PROGRAMMING ERROR			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB23-000349	HVAC CHANGE OUT		07/19/2023
20061190	SFD	0	08/18/2005
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / I / CD
1208/0332	5/12/2021	WD Q	I 01
GRANTOR: CJJ NEECE, LLC		SALE PRICE	
GRANTEE: HARPER WENDY R		153,000	
0958/0132	12/17/2014	WD U	I 12
GRANTOR: JP MORGAN CHASE BANK		58,800	
GRANTEE: CJJ NEECE, LLC			
BUILDING NOTES			
BUILDING DIMENSIONS			
FGR=[YR=2007] W11 FSP=[YR=2007] N8 W18 S8 E18\$ W1			
BAS=[YR=2007] W44 S28 E26 FOP=[YR=2007] S4 E14 N4 W14\$ E18			
N28\$ S24 E12 N24\$.			

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	28	12	336.00	SF	6.00	6.00	100	2006	2006	3	27	544	
2	0211	CONCRETE W	0 100	20	3	60.00	SF	6.00	6.00	100	2006	2006	3	27	97	
3	0210	CONCRETE D	0 100	18	7	126.00	SF	6.00	6.00	100	2006	2006	3	27	204	
4	0955	PRIVACY FE	0 100	0	0	129.00	LF	15.00	15.00	100	2007	2007	3	40	774	

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	100			62.00	85.00	1.00	LT		1.00	1.00	1.00	12,000.00	12,000.00	12,000							