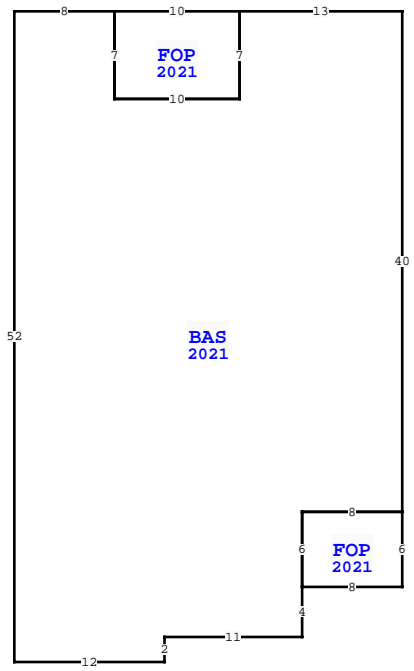




BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	30	VINYL 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	07	VYL PLANK 50			
Interior Floo	14	CARPET 50			
Heating Type	13	HEAT PUMP 100			
Air Condition	13	HEAT PUMP 100			
Bedrooms		4 100			
Bathrooms		2 100			
Story Height		0 100			
Stories	1.	1. 100			
Units		0 100			
Quality	03	AVERAGE			
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	1,424	100	2021	1,424	181,460
FOP	48	30	2021	14	1,784
FOP	70	30	2021	21	2,676
TOTALS	1,542			1,459	185,920

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 2023		189,714	2021	2021	0	0	2.00	98.00	Heated Area: 1424 HX Base Yr 2023	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			185,920
TOTAL MARKET OB/XF VALUE			2,589
TOTAL LAND VALUE - MARKET			15,300
TOTAL MARKET VALUE			203,809
SOH/AGL Deduction			48,609
ASSESSED VALUE			155,200
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			105,200
TOTAL JUST VALUE			203,809
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			150,680
5 YR PRCL CK, CHG QUAL FROM FAIR TO AVG			
PU SFD; XFOB PWR 9/29/21; CO 11/10/2021			
5 YR PRCL CH, N/C			
CLYDE K CARTER DOD 08-31-2019 OR 1125 P 513			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000667	SFD-CO	0	07/12/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1238/0570	11/12/2021	WD Q	Q	I	01	181,500
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: HARTLEY JOSHUA A &						
1212/0207	3/22/2021	CR U	V	11		100
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		6.00	100	2021	2021	3	93	2,232	
2	0211	CONCRETE W	0	100	16	4		6.00	100	2021	2021	3	93	357	

TOTAL OB/XF									
2,589									

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2021] W13 FOP=[YR=2021] W10 S7 E10 N7\$ S7 W10 N7 W8 S52 E12 N2 E11 N4 FOP=[YR=2021] E8 N6 W8 S6\$ N6 E8 N40\$.									

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