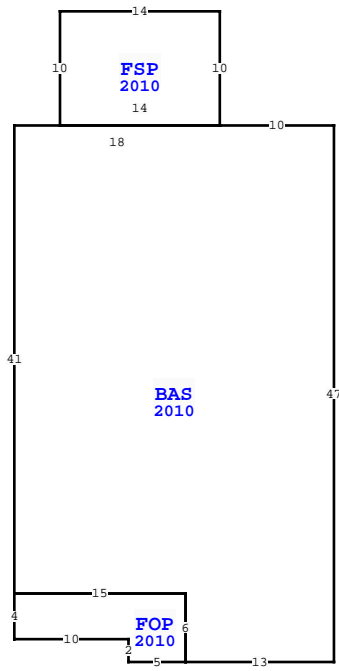




BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	30	VINYL 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	10	LAMINATED 80			
Interior Floo	14	CARPET 20			
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	1,226	100	2010	1,226	123,803
FOP	70	30	2010	21	2,120
FSP	140	55	2010	77	7,775
TOTALS	1,436			1,324	133,699

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% - 2022										Heated Area: 1226	HX Base Yr 2022



WAKULLA COUNTY PROPERTY		
VALUATION SUMMARY		PAGE 1 of 1
VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		133,699
TOTAL MARKET OB/XF VALUE		7,629
TOTAL LAND VALUE - MARKET		48,960
TOTAL MARKET VALUE		190,288
SOH/AGL Deduction		133,478
ASSESSED VALUE		56,810
TOTAL EXEMPTION VALUE	HX HB VX	36,810
BASE TAXABLE VALUE		20,000
TOTAL JUST VALUE		190,288
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		130,539

PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN23-00036	SOLAR PANELS-CC		08/24/2023
19000384	MECH	0	08/08/2019
2013333	LAWN STORAGE	0	05/29/2013
2010168	SFD-CO	0	03/19/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1145/0310	3/27/2020	WD	Q	I	01	140,000
GRANTOR: HALVORSEN RICHARD & K						
GRANTEE: LATHEM CHRIS & MELI						
0839/0121	11/10/2010	WD	Q	I	01	104,000
GRANTOR: JASON WESSINGER CONST						
GRANTEE: HALVORSEN RICHARD &						

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	6.00	100	2010	2010	3	43	1,032	
2	0211	CONCRETE W	0	100	15	4	60.00	SF	6.00	6.00	100	2010	2010	3	43	155	
3	0955	PRIVACY FE	0	100	0	0	162.00	LF	15.00	15.00	100	2010	2010	3	60	1,458	
4	0700	PORT BLDG	0	100	12	30	360.00	SF	8.00	8.00	100	2009	2009	3	72	2,074	
5	0955	PRIVACY FE	0	100	0	0	200.00	LF	15.00	15.00	100	2020	2020	3	97	2,910	
TOTAL OB/XF 7,629																	

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					1.00	LT		1.00	1.00	3.00	15,300.00	45,900.00	45,900							
2	000000	C	VAC RES	100			100.00	100.00	2.00	LT		1.00	1.00	0.10	15,300.00	1,530.00	3,060							