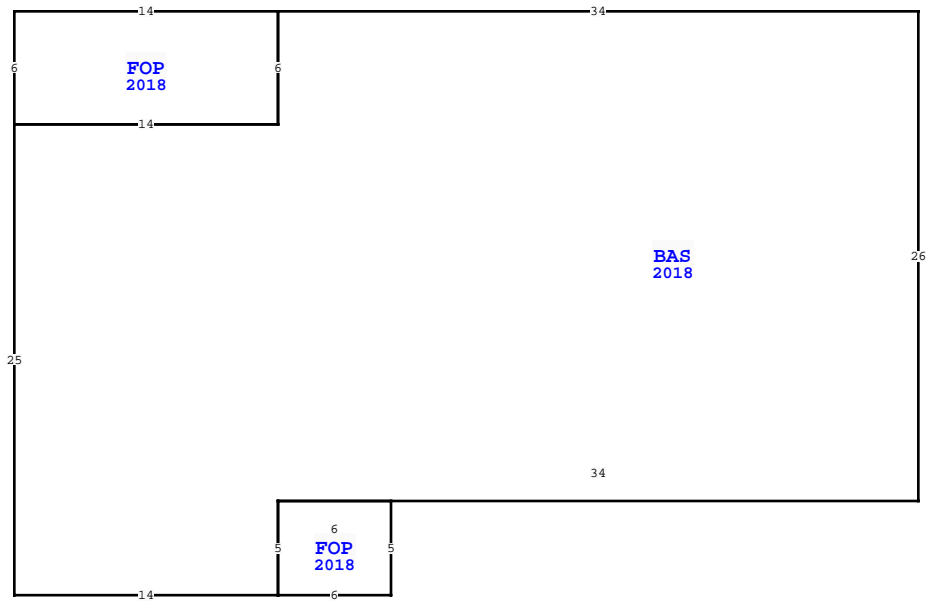


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	30	VINYL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	08	SHT VINYL	50
Interior Floo	14	CARPET	50
Heating Type	04	AIR DUCTED	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	1,234	100	2018
FOP	30	30	2018
FOP	84	30	2018
TOTALS	1,348		

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%	- 2019	116.49	147,709	2018	2018	0	0	5.00	95.00
			Heated Area: 1234			HX Base Yr 2019					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			140,324
TOTAL MARKET OB/XF VALUE			3,393
TOTAL LAND VALUE - MARKET			30,600
TOTAL MARKET VALUE			174,317
SOH/AGL Deduction			39,856
ASSESSED VALUE			134,461
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			84,461
TOTAL JUST VALUE			174,317
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			142,538
5 YR PRCL CK, CHG QUAL FAIR TO AVG,A/C,HTTP - FU			
5 YR PRCL CH, PU XFOB LN 3			
ADD HX FOR 2019- WARD			
5 YR PRCL CH, PU NEW SFD 7 XFOB LN 1-2			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000980	SHED	0	07/02/2019
18000419	SFD-CO	0	04/17/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1092/0289	11/16/2018	WD	Q	I	01	141,000
GRANTOR: D.E. KAMM CONSTRUCTIO						
GRANTEE: WARD SUSAN L & MICH						
1026/0047	2/13/2017	WD	Q	V	01	4,500
GRANTOR: GEORGE FAY						
GRANTEE: D.E. KAMM CONSTRUCT						

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	24	20			6.00	100	2018	2018	3	80	2,304	
2	0211	CONCRETE W	0	100	0	0			6.00	100	2018	2018	3	80	355	
3	0625	PORT WD UT	0	100	12	12			6.00	100	2019	2019	3	85	734	
TOTALS															3,393	

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			100.00	100.00	1.00	LT		1.00	1.00	2.00	15,300.00	30,600.00	30,600							