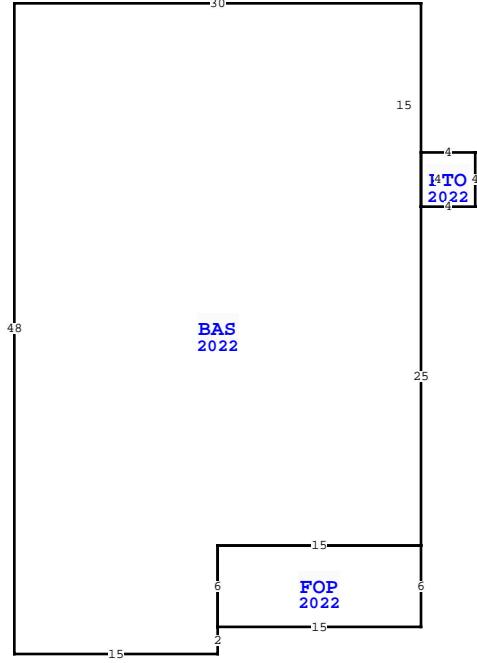




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
07	VYL PLANK 100				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
GD	GOOD 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	1,320	100	2022	1,320	201,117
FOP	90	30	2022	27	4,113
PTO	16	5	2022	1	152
TOTALS	1,426			1,348	205,382

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,348	129.6000	153.90	207,457	2022	2022	0	0	1.00	99.00	
1 SINGLE FAM			100% - 2023	Heated Area: 1320			HX Base Yr 2023					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		205,382	
TOTAL MARKET OB/XF VALUE		3,638	
TOTAL LAND VALUE - MARKET		15,300	
TOTAL MARKET VALUE		224,320	
SOH/AGL Deduction		38,090	
ASSESSED VALUE		186,230	
TOTAL EXEMPTION VALUE		55,000	
BASE TAXABLE VALUE		131,230	
TOTAL JUST VALUE		224,320	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		180,806	
5 YR PRCL CK, PU XFOB. MORE CH IN FP			
FR PU NEW SFD & XFOBS 0210,0211			
5 YR PRCL CH, N/C			
AMENDED TRIM SENT TO NEW OWNER			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
PR22-000071	SFD-CO	0	07/06/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1292/0200	11/17/2022	WD	Q	I	01	212,500
GRANTOR: TUCKER BUNIDING CORPO						
GRANTEE: ORTIZ EUSEBIO MORENO						
1257/0627	3/25/2022	WD	Q	V	01	60,000
GRANTOR: DAVIS ERIC						
GRANTEE: TUCKER BUNIDING COR						

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	0	0			6.00	100	2022	2022	3	97	3,498	
2	0211	CONCRETE W	0	100	6	4			6.00	100	2022	2022	3	97	140	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
06/01/2021		03/09/2019	JB

BUILDING NOTES												
BUILDING DIMENSIONS												
BAS=[YR=2022] W30 S48 E15 N2 FOP=[YR=2022] E15 N6 W15 S6\$ N6 E15 N25 PTO=[YR=2022] E4 N4 W4 S4\$ N15\$.												

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