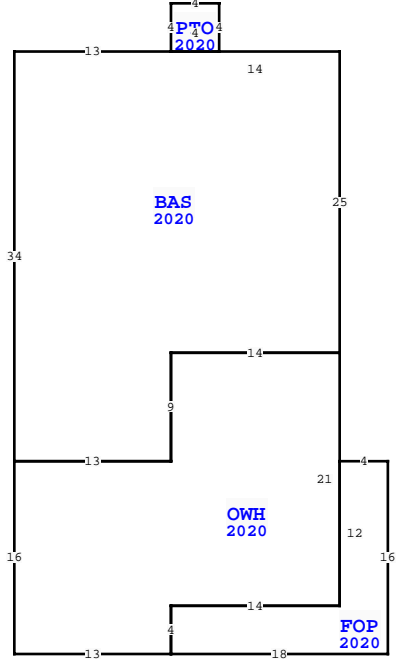




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	07	VYL PLANK 100
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 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
BAS	792	100
FOP	120	30
OWH	502	100
PTO	16	5
TOTALS	1,430	

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%	- 2021		115.42	153,624	2020	2020	0	0	3.00	97.00
Heated Area: 1294 HX Base Yr 2021												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			149,015
TOTAL MARKET OB/XF VALUE			4,086
TOTAL LAND VALUE - MARKET			15,300
TOTAL MARKET VALUE			168,401
SOH/AGL Deduction			37,160
ASSESSED VALUE			131,241
TOTAL EXEMPTION VALUE	13 HX HB		131,241
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			168,401
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			137,465
5 YR PRCL CK, CHG QUAL FAIR TO AVG, CHG TRAV DEMO			
PU BY PRMT NO INSP LW			
ADD HX FOR 2021 - HICKMAN			
MARR CERT WOODALL NICOLAS OR 1197 P 760			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN24-00009	SOLAR PANELS-CC		02/23/2024
20000391	SFD-CO	0	05/11/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1174/0362	10/16/2020	WD Q	Q	I	01	152,900
GRANTOR: SOUTHERN CONSTRUCTION						
GRANTEE: HICKMAN SAMANTHA G						
1107/0603	4/13/2019	WD Q	Q	V	01	5,500
GRANTOR: SMITH HOLLIS RAY & MA						
GRANTEE: SOUTHERN CONSTRUCTI						

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
1	0210	CONCRETE D	0	100	37	20			6.00	100	2020	2020
2	0211	CONCRETE W	0	100	5	5			6.00	100	2020	2020
3	1450	SOLAR PANE	0	100	0	0			0.00	100	2024	2023

TOTAL OB/XF												
4,086												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT
1	000100	C	SFR	100			50.00	100.00	1.00	LT		1.00

BUILDING NOTES						
BAS=[YR=2020] W14 PTO=[YR=2020] E4 N4 W4 S4\$ W13 S34 E13 N9						
E14 OWH=[YR=2020] W14 S9 W13 S16 E13 N4 E14 FOP=[YR=2020] W14						
S4 E18 N16 W4 S12\$ N21\$ N25\$.						

BUILDING DIMENSIONS												
BAS=[YR=2020] W14 PTO=[YR=2020] E4 N4 W4 S4\$ W13 S34 E13 N9												
E14 OWH=[YR=2020] W14 S9 W13 S16 E13 N4 E14 FOP=[YR=2020] W14												
S4 E18 N16 W4 S12\$ N21\$ N25\$.												

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								