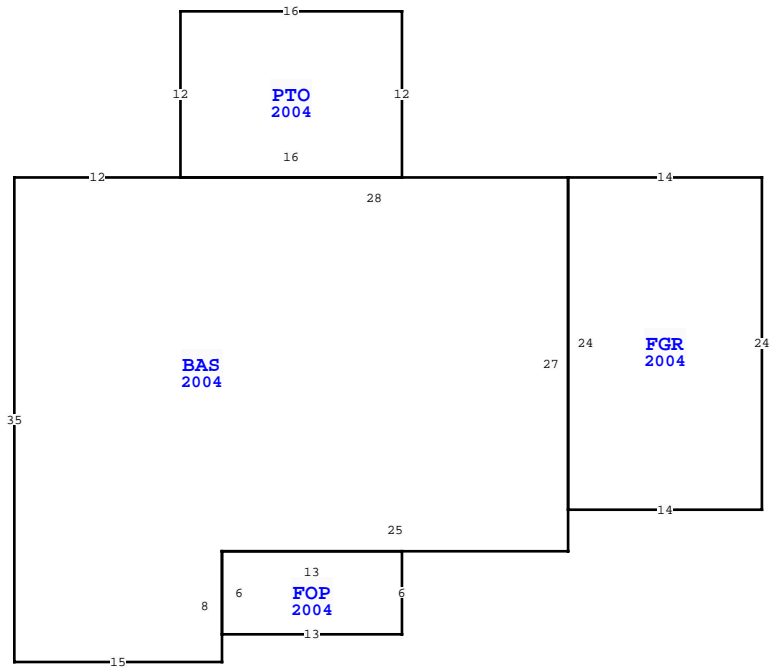




BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Foundation	02	CONCR SLAB	100		
Frame	02	WOOD FRAME	100		
Exterior Wall	30	VINYL	100		
Roof Structure	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	07	VYL PLANK	60		
Interior Floor	14	CARPET	40		
Ceiling	04	Cathedral/Vault	50		
Heating Type	13	HEAT PUMP	100		
Air Condition	13	HEAT PUMP	100		
Bedrooms		3	100		
Bathrooms		2	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	1,200	100	2004	1,200	146,435
FGR	336	50	2004	168	20,501
FOP	78	30	2004	23	2,807
PTO	192	5	2004	10	1,220
TOTALS	1,806			1,401	170,963

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,401	111.7000	132.64	185,829	2004	2015	0	0	8.00	92.00	
1 SINGLE FAM 0% - 2024 Heated Area: 1200 HX Base Yr												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		170,963	
TOTAL MARKET OB/XF VALUE		1,416	
TOTAL LAND VALUE - MARKET		30,600	
TOTAL MARKET VALUE		202,979	
SOH/AGL Deduction		0	
ASSESSED VALUE		202,979	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		202,979	
TOTAL JUST VALUE		202,979	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		137,743	
5 YR PRCL CK, CHG TRAV ADD PTO, DEMO XFOB			
INCR EYB 2004-2008 RE-ROOF-CC 8-2022			
5 YR PRCL CH N/C-MM			
DC CLAUDETTE GATLIN OR 1159 P 782			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000781	RE-ROOF-CC	0	07/29/2022
OB20-000023	HVAC CHANGE OUT-C		01/16/2020
30359	SFR	0	06/09/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1299/0114	1/30/2023	WD Q	Q	I	01	230,000
GRANTOR: ESTES INVESTMENT PROP						
GRANTEE: JONES JERDEEN						
1171/0302	9/30/2020	WD Q	Q	I	01	105,000
GRANTOR: AMERIPRISE BANK SUC T						
GRANTEE: ESTES INVESTMENT PR						

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	0	37	9	333.00	SF	6.00	6.00	100	2004	2004	3	23	460	
2	0211	CONCRETE W	0	0	35	3	105.00	SF	6.00	6.00	100	2004	2004	3	23	145	
3	0700	PORT BLDG	0	0	16	10	160.00	SF	8.00	8.00	100	2004	2004	3	62	794	
4	0211	CONCRETE W	0	0	4	3	12.00	SF	6.00	6.00	100	2005	2005	3	24	17	

BUILDING NOTES			
BLD DATE 03/18/2020 MMFR LGL DATE			
XF DATE 03/18/2020 MMFR LAND DATE 03/09/2019 JB			
INC DATE			

BUILDING DIMENSIONS			
FGR=[YR=2004] W14 BAS=[YR=2004] W28 PTO=[YR=2004] E16 N12 W16 S12\$ W12 S35 E15 N8 FOP=[YR=2004] S6 E13 N6 W13\$ E25 N27\$ S24 E14 N24\$.			

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	0			100.00	100.00	1.00	LT		1.00	1.00	2.00	15,300.00	30,600.00	30,600								