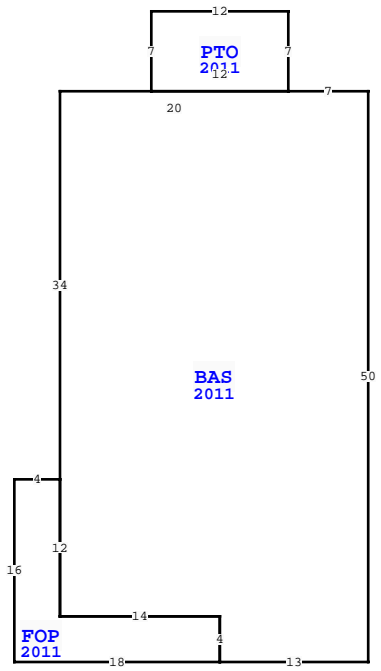


BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	30	VINYL 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	11	CLAY TILE 70			
Interior Floor	10	LAMINATED 30			
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	1,294	100	2011	1,294	146,770
FOP	120	30	2011	36	4,083
PTO	84	5	2011	4	454
TOTALS	1,498			1,334	151,306

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,334	108.5400	128.89	171,939	2011	2011	0	0	12.00	88.00		
1 SINGLE FAM 0% - 0 Heated Area: 1294 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		151,306	
TOTAL MARKET OB/XF VALUE		2,794	
TOTAL LAND VALUE - MARKET		30,600	
TOTAL MARKET VALUE		184,700	
SOH/AGL Deduction		18,696	
ASSESSED VALUE		166,004	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		166,004	
TOTAL JUST VALUE		184,700	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		150,913	
5 YR PRCL CK, CHG QUAL FAIR TO AVG			
COMB LOT 15 PRCL 11370-000			
PRCL CMB REQUEST SPELLA 9042170405			
5 YR PRCL CK, CHG FLOR, PU XFOB LN 4			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
201166	SFD-CO	0	02/03/2011

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1053/0885	11/15/2017	WD U	I	11		100
GRANTOR: SPELLA ROBERT B & ROS						
GRANTEE: SPELLA ROBERT & ROS						
1053/0883	11/15/2017	WD U	V	11		100
GRANTOR: SPELLA ROSE M						
GRANTEE: SPELLA ROBERT & ROS						

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	20	20	400.00	SF	6.00	6.00	100	2011	2011	3	47	1,128	
2	0211	CONCRETE W	0	0	9	4	36.00	SF	6.00	6.00	100	2011	2011	3	47	102	
3	0955	PRIVACY FE	0	0	0	0	116.00	LF	15.00	15.00	100	2012	2012	3	70	1,218	
4	0700	PORT BLDG	0	0	8	6	48.00	SF	8.00	8.00	100	2018	2018	3	90	346	
TOTAL OB/XF 2,794																	

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