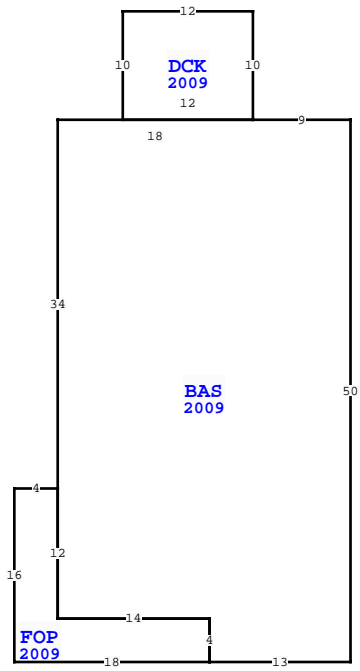


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	30	VINYL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	09	PINE WOOD	70
Interior Floor	14	CARPET	30
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	100
Bedrooms		3	100
Bathrooms		2	100
Story Height		0	100
Stories	1.	1.	100
Units		0	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
BAS	1,294	100	2009
DCK	120	10	2009
FOP	120	30	2009
TOTALS	1,534		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,342	112.4000	133.48	179,130	2009	2014	0	0	9.00	91.00		
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			163,008
TOTAL MARKET OB/XF VALUE			2,019
TOTAL LAND VALUE - MARKET			15,300
TOTAL MARKET VALUE			180,327
SOH/AGL Deduction			40,451
ASSESSED VALUE			139,876
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			139,876
TOTAL JUST VALUE			180,327
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			127,160
5 YR PRCL CK, CHG EYB 2009 TO 2014, CHG QUAL FROM			
5 YR PRCL CK, CHG FLOR, DEL XFOB LN 5.			
MORRIS PIGOTT @ 65 CLINTON LN/02080-017/			
PIGOTT HAS FILE HX JOINTLY WITH SPOUSE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000498	HVAC CHANGE OUT-C		05/15/2024
2009766	SFD-CO	0	09/22/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0813/0683	12/22/2009	WD Q	Q	I	01	107,300
GRANTOR: SOUTHERN CONSTRUCTION						
GRANTEE: RILEY CARRIE						
0804/0472	9/03/2009	WD U	V	V	19	30,000
GRANTOR: BRANCH BANKING & TRUS						
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	Q	% COND	OB/XF MKT VALUE	NOTES
1	0210	CONCRETE D	0	0	20	20	400.00	SF	6.00	6.00	100	2009	2009	3	39	936	
2	0211	CONCRETE W	0	0	8	4	32.00	SF	6.00	6.00	100	2009	2009	3	39	75	
3	0955	PRIVACY FE	0	0	0	0	112.00	LF	15.00	15.00	100	2010	2010	3	60	1,008	
4	0700	PORT BLDG	0	0	8	6	48.00	SF	0.00	0.00	100	2012	2012	3	78	0	

TOTAL OB/XF														2,019			
BLD DATE	XF DATE	INC DATE	MMJT	LGL DATE	LAND DATE	AG DATE											
03/18/2020	03/18/2020		MMJT		03/09/2019	JB											

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=2009] W9 DCK=[YR=2009] N10 W12 S10 E12\$ W18 S34									
FOP=[YR=2009] W4 S16 E18 N4 W14 N12\$ S12 E14 S4 E13 N50\$.									

LAND DESCRIPTION										TOTAL OB/XF										2,019				
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			50.00	100.00	1.00	LT		1.00	1.00	1.00	15,300.00	15,300.00	15,300							