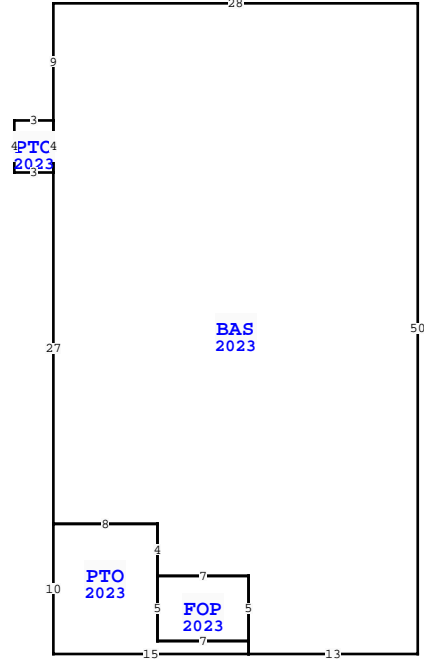




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
07	VYL PLANK 90				
11	CLAY TILE 10				
08	8 FT 100				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
3	100				
2	100				
1.	1. 100				
0	100				
12	AVERAGE 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	1,278	100	2023	1,278	168,159
FOP	35	30	2023	10	1,316
PTO	12	5	2023	1	132
PTO	87	5	2023	4	526
TOTALS	1,412			1,293	170,133

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,293	110.8000	131.58	170,133	2023	2023	0	0	0.00	100.00
1 SINGLE FAM 100% - 2024 Heated Area: 1278 HX Base Yr 2024											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		170,133	
TOTAL MARKET OB/XF VALUE		6,309	
TOTAL LAND VALUE - MARKET		15,300	
TOTAL MARKET VALUE		191,742	
SOH/AGL Deduction		39,961	
ASSESSED VALUE		151,781	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		101,781	
TOTAL JUST VALUE		191,742	
NCON VALUE		176,442	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		12,750	
FR - PU NCON & XFOBS.			
DELETED SFD PRMT 23000006 WRONG PRCL			
5 YR PRCL CH N/C-MM			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
PR23-000058	SFD-CO	0	08/16/2023
23000006	SFD	0	02/13/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1338/0725	11/28/2023	WD Q	Q	I	01	225,900
GRANTOR: S&P CONSTRUCTION AND						
GRANTEE: STONER AMBER						
1284/0482	9/21/2022	TD U	V	V	18	16,000
GRANTOR: WAKULLA COUNTY CLERK						
GRANTEE: S&P CONSTRUCTION AN						

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	38	20			6.00	100	2024	2023	AV	100	4,560	
2	0211	CONCRETE W	0	100	3	3			6.00	100	2024	2023	AV	100	54	
3	0955	PRIVACY FE	0	100	0	0			15.00	100	2024	2023	AV	100	1,695	

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

BUILDING NOTES	
BAS=[YR=2023;ORIG=10,10] E28 S50 W13 N1 N5 W7 N4 W8 N27 N4 N9 \$	
FOP=[YR=2023;ORIG=18,54] E7 S5 W7 N5 \$	
PTO=[YR=2023;ORIG=7,19] E3 S4 W3 N4 \$	
PTO=[YR=2023;ORIG=10,50] S10 E15 N1 W7 N5 N4 W8 \$	

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	DPHT 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							