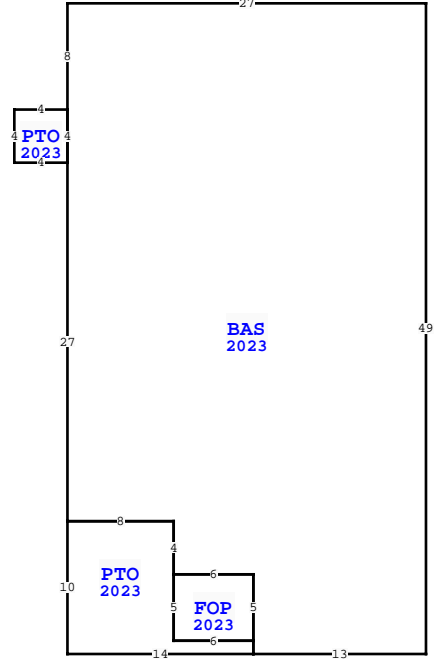


ELEMENT		BUILDING CHARACTERISTICS	
ELEMENT	CD	CONSTRUCTION	
Foundation	02	CONCR SLAB 100	
Frame	02	WOOD FRAME 100	
Exterior Wall	30	VINYL 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	07	VYL PLANK 100	
Ceiling	09	9 FT 100	
Heating Type	13	HEAT PUMP 100	
Air Condition	13	HEAT PUMP 100	
Bedrooms		3 100	
Bathrooms		2 100	
Stories	1.	1. 100	
Units		0 100	
Condition Adj	12	AVERAGE 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	1,207	100	2023
FOP	30	30	2023
PTO	16	5	2023
PTO	86	5	2023
TOTALS	1,339		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	0%	- 2024								
Heated Area: 1207 HX Base Yr											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			158,474
TOTAL MARKET OB/XF VALUE			4,536
TOTAL LAND VALUE - MARKET			15,300
TOTAL MARKET VALUE			178,310
SOH/AGL Deduction			0
ASSESSED VALUE			178,310
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			178,310
TOTAL JUST VALUE			178,310
NCON VALUE			163,010
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			12,750
5 YR PRCL CK, N/C			
FR NCON & XFOB 08-25-2023			
AUGUST 2022			
2022 TRIM RTND - NEW OWNER AS OF			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
23000023	SFD-CO	0	04/13/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / I	V / I	RSN CD	SALE PRICE
1323/0330	7/27/2023	WD Q	Q	I	01	225,900
GRANTOR: S & P CONSTRUCTION &						
GRANTEE: MCKINNEY CURTOSHA L						
1279/0034	8/17/2022	TD U	V	V	11	6,000
GRANTOR: WAKULLA COUNTY CLERK						
GRANTEE: S & P CONSTRUCTION						

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	20			6.00	100	2024	2023	AV	100	4,440	
2	0211	CONCRETE W	0	0	4	4			6.00	100	2024	2023	AV	100	96	

BUILDING NOTES			
BAS=[YR=2023;ORIG=20,10] E27 S49 W13 N1 N5 W6 N4 W8 N27 N4 N8 \$			
PTO=[YR=2023;ORIG=16,18] E4 S4 W4 N4 \$			
POP=[YR=2023;ORIG=28,53] E6 S5 W6 N5 \$			
PTO=[YR=2023;ORIG=20,49] E8 S4 S5 E6 S1 W14 N10 \$			

BUILDING DIMENSIONS														
BAS=[YR=2023;ORIG=20,10] E27 S49 W13 N1 N5 W6 N4 W8 N27 N4 N8 \$														
PTO=[YR=2023;ORIG=16,18] E4 S4 W4 N4 \$														
POP=[YR=2023;ORIG=28,53] E6 S5 W6 N5 \$														
PTO=[YR=2023;ORIG=20,49] E8 S4 S5 E6 S1 W14 N10 \$														

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	DPTH 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							