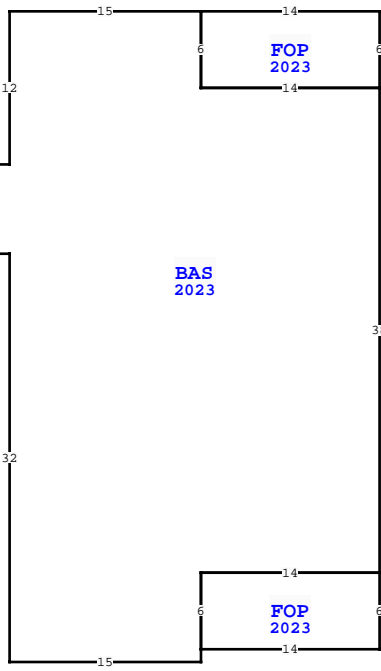


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Foundation	02	CONCR SLAB	100		
Frame	02	WOOD FRAME	100		
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	07	VYL PLANK	50		
Interior Floo	14	CARPET	50		
Ceiling	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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,318	100	2023	1,318	173,422
FOP	84	30	2023	25	3,290
FOP	84	30	2023	25	3,290
TOTALS	1,486			1,368	180,001

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	2024		180,001	2023	2023	0	0	0.00	100.00
Heated Area: 1318 HX Base Yr 2024											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		180,001	
TOTAL MARKET OB/XF VALUE		4,566	
TOTAL LAND VALUE - MARKET		15,300	
TOTAL MARKET VALUE		199,867	
SOH/AGL Deduction		0	
ASSESSED VALUE		199,867	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		149,867	
TOTAL JUST VALUE		199,867	
NCON VALUE		184,567	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		12,750	
5 YR PRCL CK, N/C			
FR NCON & XFOBS 06-07-2023			
5 YR CK, VCNT PRCL			
S/O LOT 25 TO NEW PRCL 11473-001			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
23000005	SFD-CO	0	03/22/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1315/0249	6/02/2023	WD Q	Q	I	01	229,900
GRANTOR: ESTES HOMES AND CONST						
GRANTEE: HEROLD KORY SANDERS						
1260/0048	4/11/2022	WD Q	V		01	38,000
GRANTOR: MALCOMSON						
GRANTEE: ESTES HOMES AND CON						

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	0	736.00	SF	6.00	6.00	100	2024	2023	AV	100	4,416	
2	0211	CONCRETE W	0	100	5	25.00	SF	6.00	6.00	100	2024	2023	AV	100	150	

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

BUILDING NOTES	
BAS=[YR=2023;ORIG=20,10] E15 S6 E14 S38 W14 S6 S1 W15 N32 W3 N7 E3 N12 \$	
POP=[YR=2023;ORIG=35,10] E14 S6 W14 N6 \$	
POP=[YR=2023;ORIG=35,54] E14 S6 W14 N6 \$	

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	100			50.00	100.00	1.00	LT		1.00	1.00	1.00	15,300.00	15,300.00	15,300							