



| ELEMENT | | BUILDING CHARACTERISTICS | | | |
|-----------|------------------|--------------------------|------|--------------|----------------------|
| CD | CONSTRUCTION | | | | |
| 04 | PILE WOOD 100 | | | | |
| 02 | WOOD FRAME 100 | | | | |
| 04 | SINGLE SID 100 | | | | |
| 03 | GABLE/HIP 100 | | | | |
| 03 | COMP SHNGL 100 | | | | |
| 05 | DRYWALL 100 | | | | |
| 08 | SHT VINYL 50 | | | | |
| 14 | CARPET 50 | | | | |
| 04 | AIR DUCTED 100 | | | | |
| 03 | CENTRAL 100 | | | | |
| | 3 100 | | | | |
| | 1 100 | | | | |
| | 0 100 | | | | |
| 1. | 1. 100 | | | | |
| | 0 100 | | | | |
| 03 | AVERAGE | | | | |
| 0100 | SINGLE FAMILY | | | | |
| 4 | MKT AREA | 06 | | | |
| 99.00 | 1.00/ | | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 1,152 | 100 | 1993 | 1,152 | 58,154 |
| DCK | 16 | 10 | 1994 | 2 | 101 |
| DCK | 25 | 10 | 1994 | 2 | 101 |
| DCK | 104 | 10 | 1994 | 10 | 505 |
| DCK | 312 | 10 | 1994 | 31 | 1,565 |
| PCP | 1,536 | 10 | 1993 | 154 | 7,774 |
| USP | 384 | 40 | 1993 | 154 | 7,774 |
| TOTALS | 3,529 | | | 1,505 | 75,973 |

| MARKET ADJUSTMENTS | | | | | | | | | | | |
|--------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND |
| 0100 | 01 | 1,505 | 109.0000 | 103.55 | 155,843 | 1982 | 1982 | 0 | 0 | 51.25 | 48.75 |

1 SINGLE FAM 0% - 0
 Heated Area: 1152
 HX Base Yr

| WAKULLA COUNTY PROPERTY | | | | |
|---|-------------------|-----------|--------------------|------------|
| VALUATION SUMMARY | | | PAGE 1 of 1 | |
| VALUATION BY | | STANDARD | | |
| Tax Group: 3 | | Tax Dist: | | |
| BUILDING MARKET VALUE | | 75,973 | | |
| TOTAL MARKET OB/XF VALUE | | 11,771 | | |
| TOTAL LAND VALUE - MARKET | | 160,000 | | |
| TOTAL MARKET VALUE | | 247,744 | | |
| SOH/AGL Deduction | | 39,440 | | |
| ASSESSED VALUE | | 208,304 | | |
| TOTAL EXEMPTION VALUE | | 0 | | |
| BASE TAXABLE VALUE | | 208,304 | | |
| TOTAL JUST VALUE | | 247,744 | | |
| NCON VALUE | | 0 | | |
| INCOME VALUE | | 0 | | |
| PREVIOUS YEAR MKT VALUE | | 189,944 | | |
| 5 YR PRCL CK, CHG TRAV DEMO DCKS, ADD DCKS, CHG /A | | | | |
| QUALITY, CORR XFOB DIMENS. | | | | |
| MM 5 YR CK, PU NEW TRV, DEMO XFOBS, CH | | | | |
| 5 YR PRCL CHK CHG QUAL | | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED | |
| B24-000562 | DETACHED DECK | | 06/20/2024 | |
| OB24-000096 | HVAC & DUCTWORK-C | | 02/21/2024 | |
| 18001394 | ELECTRIC | 0 | 12/14/2018 | |
| 201333 | RE-ROOF | 0 | 01/15/2013 | |
| SALES DATA | | | | |
| OFF RECORD Number | DATE | TYPE INST | Q U / V I / RSN CD | SALE PRICE |
| 1212/0602 | 3/22/2021 | WD U | I 11 | 100 |
| GRANTOR: COOPER CHARLES L & MA | | | | |
| GRANTEE: BOND BRIAN & RACHEL | | | | |
| 0110/0763 | 4/01/1985 | WD U | I | 75,000 |
| GRANTOR: | | | | |
| GRANTEE: | | | | |
| BUILDING NOTES | | | | |
| BUILDING DIMENSIONS | | | | |
| BAS=[YR=1993] W24 S48 DCK=[YR=1994] N4 W4 S4 PTR=W10 DCK=[YR=1994] W24 S13 E24 N13\$ E10\$ E4\$ USP=[YR=1993] S16 DCK=[YR=1994] N5 W5 S5 E5\$ E24 DCK=[YR=1994] E4 PTR=E10 PCP=[YR=1993] E24 N64 W24 S64\$ W10\$ N26 W4 S26\$ N16 W24\$ E24 N48\$. | | | | |

| 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 | 0130 | FIRE PLACE | 0 | 0 | 0 | 0 | 1.00 | UT | 1,300.00 | 1,300.00 | 100 | 1982 | 1982 | 3 | 20 | 260 | |
| 2 | 0872 | SEAWALL VI | 0 | 0 | 0 | 0 | 24.00 | LF | 38.00 | 38.00 | 60 | 2006 | 2006 | 3 | 60 | 547 | |
| 3 | 0210 | CONCRETE D | 0 | 0 | 24 | 20 | 480.00 | SF | 6.00 | 6.00 | 100 | 1988 | 1988 | 3 | 20 | 576 | |
| 4 | 0820 | SEAWALL,WO | 0 | 0 | 0 | 0 | 96.00 | LF | 34.00 | 34.00 | 60 | 1985 | 1985 | 3 | 60 | 1,958 | |
| 5 | 0211 | CONCRETE W | 0 | 0 | 24 | 8 | 192.00 | SF | 6.00 | 6.00 | 100 | 1993 | 1993 | 3 | 20 | 230 | |
| 6 | 0009 | DUMBWAITER | 0 | 0 | 0 | 0 | 1.00 | UT | 10,000.00 | 10,000.00 | 100 | 2014 | 2014 | 3 | 82 | 8,200 | |

| 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 | 000130 | C | SFR WATER | 0 | | R1 | 64.00 | 110.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 160,000.00 | 160,000.00 | 160,000 | | | | | | | |