



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			
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 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							