



ELEMENT		CD	CONSTRUCTION		
Foundation	05	PILE CONCR	100		
Frame	02	WOOD FRAME	100		
Exterior Wall	05	HARDIE BRD	50		
Exterior Wall	11	AVERAGE	50		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	07	VYL PLANK	100		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms			4	100	
Bathrooms			3	100	
Story Height			0	100	
Stories	2.		2.	100	
Units			0	100	
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	4	MKT AREA		06	
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,536	100	2019	1,536	189,805
DCK	349	10	2020	35	4,325
FOP	1,344	30	2019	403	49,799
FSP	336	55	2019	185	22,860
FUS	1,344	100	2019	1,344	166,080
PCP	2,688	10	2019	269	33,241
PST	512	15	2020	77	9,515
UOP	861	20	2019	172	21,254
TOTALS	8,970			4,021	496,880

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% - 2023									
Heated Area: 2880 HX Base Yr 2023											

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VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				496,880		
TOTAL MARKET OB/XF VALUE				28,495		
TOTAL LAND VALUE - MARKET				135,000		
TOTAL MARKET VALUE				660,375		
SOH/AGL Deduction				0		
ASSESSED VALUE				660,375		
TOTAL EXEMPTION VALUE				50,000		
BASE TAXABLE VALUE				610,375		
TOTAL JUST VALUE				660,375		
NCON VALUE				0		
INCOME VALUE				0		
PREVIOUS YEAR MKT VALUE				666,002		
5 YR PRCL CK, CHG TRAV, PU XFOB LN 11, 12						
5 YR PRCL CH, PU XFOB LN 4-10, PU NEW SFD						
COA PER USPS FORM 3547						
5 YR PRCL CHK PU XFOB LN 3						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
19001489	DOCK-CO	0	12/05/2019			
18000796	SFD-CO	0	08/23/2018			
18213	N/A	0	02/23/1994			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1378/0704	8/27/2024	WD	U	I	19	100
GRANTOR: CRAIG R SHEETS REVOCA						
GRANTEE: SHEETS CRAIG R REVO						
1166/0341	8/19/2020	QC	U	V	30	188,800
GRANTOR: SHEETS CRAIG R TRUSTE						
GRANTEE: SHEETS CRAIG R & CA						
BUILDING NOTES						
BUILDING DIMENSIONS						
FSP=[YR=2019] W42 PTR=W15 PCP=[YR=2019] W42 S64 E42 N64\$ E15\$ S8 E42 UOP=[YR=2019] W5 S48 W32 N48 BAS=[YR=2019] S48 E32 N48 W32\$ W5 S16 W5 S9 E5 S31 E42 PTR=E10 FOP=[YR=2019] E42 N8 W37 N42 E32 S42 FUS=[YR=2019] N42 W32 S42 E32\$ E5 N56 W42 S64\$ PTR=S10 DCK=[YR=2020] S13 W3 S6 E4 S15 W1 S5 E22 N7 W16 N32 PST=[YR=2020] S32 E16 N32 W16\$ W6\$ N10\$ W10\$ N56\$ N8\$.						

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	0850	SEAWALL CO	0	100	0	0			372.00	LF	1996	1996	3	20	3,125	
2	0371	FLOATING D	0	100	32	10		20.00	20.00	SF	1997	1997	3	20	1,280	
3	0375	WOOD WALK	0	100	16	3		15.00	15.00	SF	2018	2018	3	80	576	
4	0210	CONCRETE D	0	100	32	5		6.00	6.00	SF	2019	2019	3	85	816	
5	0211	CONCRETE W	0	100	180	5		6.00	6.00	SF	2019	2019	3	85	4,590	
6	0140	FIRE PLACE	0	100	0	0		1,900.00	1,900.00	UT	2019	2019	3	92	1,748	
7	0375	WOOD WALK	0	100	15	4		15.00	15.00	SF	2019	2019	3	85	765	
8	0330	BOAT SHED	0	100	16	12		15.00	15.00	SF	2019	2019	3	85	2,448	
9	0330	BOAT SHED	0	100	14	10		15.00	15.00	SF	2019	2019	3	85	1,785	
10	0140	FIRE PLACE	0	100	0	0		1,900.00	1,900.00	UT	2019	2019	3	92	1,748	

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			120.00	220.00	1.00	LT		1.00	1.00	1.35	100,000.00	135,000.00	135,000							

