

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
12	HARDWOOD 60				
14	CARPET 40				
04	AIR DUCTED 100				
03	CENTRAL 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
5	MKT AREA	10			
349.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,601	100	2019	1,601	167,320
FGR	504	50	2019	252	26,337
FOP	100	30	2019	30	3,135
FSP	136	55	2019	75	7,838
OWH	169	100	2019	169	17,662
TOTALS	2,510			2,127	222,291

MARKET ADJUSTMENTS																											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																
0100	01	2,127	115.8000	110.01	233,991	2018	2018	0	0	5.00	95.00																
1 SINGLE FAM 100% - 2019 Heated Area: 1770 HX Base Yr 2019																											
<table border="1"> <tr> <td>BLD DATE</td> <td>02/28/2019</td> <td>MMSR</td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td>02/28/2019</td> <td>MMSR</td> <td>LAND DATE</td> <td>01/16/2007</td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> </tr> </table>													BLD DATE	02/28/2019	MMSR	LGL DATE		XF DATE	02/28/2019	MMSR	LAND DATE	01/16/2007	INC DATE			AG DATE	
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INC DATE			AG DATE																								

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				222,291		
TOTAL MARKET OB/XF VALUE				7,977		
TOTAL LAND VALUE - MARKET				65,000		
TOTAL MARKET VALUE				295,268		
SOH/AGL Deduction				46,125		
ASSESSED VALUE				249,143		
TOTAL EXEMPTION VALUE				HX HB 50,000		
BASE TAXABLE VALUE				199,143		
TOTAL JUST VALUE				295,268		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				283,108		
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-3						
5 YR PRCL CH, N/C						
5 YR PRCL CH, N/C						
5 YR PRCL CK, N/C						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
18000199	SFD	0	03/09/2018			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1092/0222	11/15/2018	WD	Q	I	01	224,900
GRANTOR: M & R CONSTRUCTION &						
GRANTEE: SNYDER MARK F & NEU						
1092/0219	10/15/2018	QC	U	V	11	0
GRANTOR: LEWIS PROPERTIES LLC						
GRANTEE: M & R CONSTRUCTION						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2019] W13 S8 W17 N8 FSP=[YR=2019] S8 E17 N8 W17\$ W12 N7 W15 S37 FGR=[YR=2019] S21 E24 N21 FOP=[YR=2019] S5 E20 N5 W20\$ W24\$ E44 N6 E13 OWH=[YR=2019] W13 S13 E13 N13\$ N24\$.						

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	94 12	1,128.00	SF	6.00	6.00	100	2018	2018	3	80	5,414	
2	0210	CONCRETE D	0 100	0 0	266.00	SF	6.00	6.00	100	2018	2018	3	80	1,277	
3	0211	CONCRETE W	0 100	67 4	268.00	SF	6.00	6.00	100	2018	2018	3	80	1,286	

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							