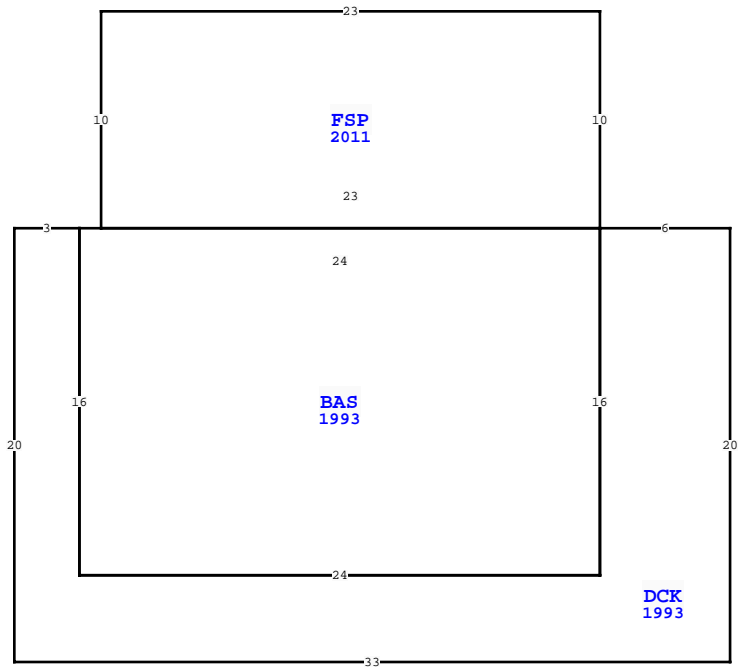




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
01	WOOD FRAME 100				
02	WOOD FRAME 100				
08	WD ON PLY 100				
03	GABLE/HIP 100				
13	GALVALUM 100				
06	CUST PANEL 100				
04	C ABOVE GD 50				
11	CLAY TILE 50				
01	NONE 100				
02	WINDOW 100				
1	1 100				
0	0 100				
1.	1. 100				
0	0 100				
02	BELOW AVERAGE				
0100	SINGLE FAMILY				
5	MKT AREA		02		
134.00	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	384	100	1993	384	25,286
DCK	276	10	1993	28	1,844
FSP	230	55	2011	126	8,297
TOTALS	890			538	35,427

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	538	99.0250	94.07	50,610	1993	1993	0	0	30.00	70.00	
1 SINGLE FAM 100% - 2006 Heated Area: 384 HX Base Yr 2006												



WAKULLA COUNTY PROPERTY		PAGE 1 of 2	3
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		38,339	
TOTAL MARKET OB/XF VALUE		4,998	
TOTAL LAND VALUE - MARKET		96,000	
TOTAL MARKET VALUE		139,337	
SOH/AGL Deduction		29,155	
ASSESSED VALUE		110,182	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		60,182	
TOTAL JUST VALUE		139,337	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		147,036	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2011797	SCREEN RM/PORCH	0	11/21/2011
201021	ELECT	0	01/12/2010
20061498	REROOF	0	09/14/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0426/0681	11/28/2001	WD	U	I		75,000
GRANTOR: CHARLESTON DORIS E						
GRANTEE: VOLANO RICHARD A &						
0157/0542	9/25/1989	WD	U	I		86,000
GRANTOR:						
GRANTEE:						

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	0360	BOATDOCK F	0 100	14 13	182.00	SF	15.00	15.00	100	1984	1984	3	20	546	
2	0940	OPEN SHED	0 100	24 24	576.00	SF	4.00	4.00	100	1985	1985	3	20	461	
3	0210	CONCRETE D	0 100	20 20	80.00	SF	6.00	6.00	100	1985	1985	3	20	96	
4	0630	METAL UTL	0 100	48 12	576.00	SF	8.00	8.00	100	1994	1994	3	20	922	
5	0211	CONCRETE W	0 100	50 3	150.00	SF	6.00	6.00	100	1994	1994	3	20	180	
6	0375	WOOD WALK	0 100	66 4	264.00	SF	15.00	15.00	100	2008	2008	3	34	1,346	
7	0131	FIRE PLACE	0 100	0 0	1.00	UT	700.00	700.00	100	2016	2016	3	86	602	
8	0625	PORT WD UT	0 100	16 11	176.00	SF	6.00	6.00	100	2018	2018	3	80	845	
TOTALS													4,998		

BUILDING NOTES												

BUILDING DIMENSIONS												
FSP=[YR=2011] W23 S10 E23 BAS=[YR=1993] W24 S16 E24 N16\$												
DCK=[YR=1993] S16 W24 N16 W3 S20 E33 N20 W6\$ N10 \$.												

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	000005	C	VAC SOP RIVE	100		R1	0.00	0.00	3.00	LT		1.00	1.00	1.00	32,000.00	32,000.00	96,000								

DEER RUN
 LOTS 6, 7 & 8
 OR 62 P 591 & OR 95 P 413

VOLANO RICHARD A/VOLANO LORINDA G
 118 DEER RUN COURT
 SOPCHOPPY, FL 32358

2024

02-5S-03W-134-00595-006



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	01	WOOD FRAME 100
Frame	02	WOOD FRAME 100
Exterior Wall	08	WD ON PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	02	MIN PLYWD 100
Heating Type	02	CONVECTION 100
Air Condition	02	WINDOW 100
Bathrooms		1 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	01	MINIMUM
DOR CODE	0100	SINGLE FAMILY
MAP NUM	5	MKT AREA 02
NEIGHBORHOOD/LOC	134.00	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
FWS	240	45
FWS	64	45
UOP	176	20
TOTALS	480	172

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2 WKSHP/BARN		100%	- 2006									Heated Area: 0 HX Base Yr 2006	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE								
FWS	240	45	1984	108	1,828								
FWS	64	45	2007	29	491								
UOP	176	20	1984	35	592								
TOTALS	480			172	2,912								

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 2 of 2
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			38,339
TOTAL MARKET OB/XF VALUE			4,998
TOTAL LAND VALUE - MARKET			96,000
TOTAL MARKET VALUE			139,337
SOH/AGL Deduction			29,155
ASSESSED VALUE			110,182
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			60,182
TOTAL JUST VALUE			139,337
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			147,036

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0426/0681	11/28/2001	WD	U	I		75,000
GRANTOR: CHARLESTON DORIS E						
GRANTEE: VOLANO RICHARD A &						
0157/0542	9/25/1989	WD	U	I		86,000
GRANTOR:						
GRANTEE:						

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															
118 DEER RUN CT, SOPCHOPPY																															
<table border="1"> <tr> <td>BLD DATE</td> <td>08/13/2019</td> <td>MMAK</td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td>08/13/2019</td> <td>MMAK</td> <td>LAND DATE</td> <td>08/13/2019</td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> </tr> </table>																	BLD DATE	08/13/2019	MMAK	LGL DATE		XF DATE	08/13/2019	MMAK	LAND DATE	08/13/2019	INC DATE			AG DATE	
BLD DATE	08/13/2019	MMAK	LGL DATE																												
XF DATE	08/13/2019	MMAK	LAND DATE	08/13/2019																											
INC DATE			AG DATE																												

BUILDING NOTES

BUILDING DIMENSIONS
FWS=[YR=2007] W8 S8 E8 FWS=[YR=1984] W20 S12 UOP=[YR=1984] N12 E12 N8 W16 S20 E4\$ E20 N12\$ N8\$.

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV			