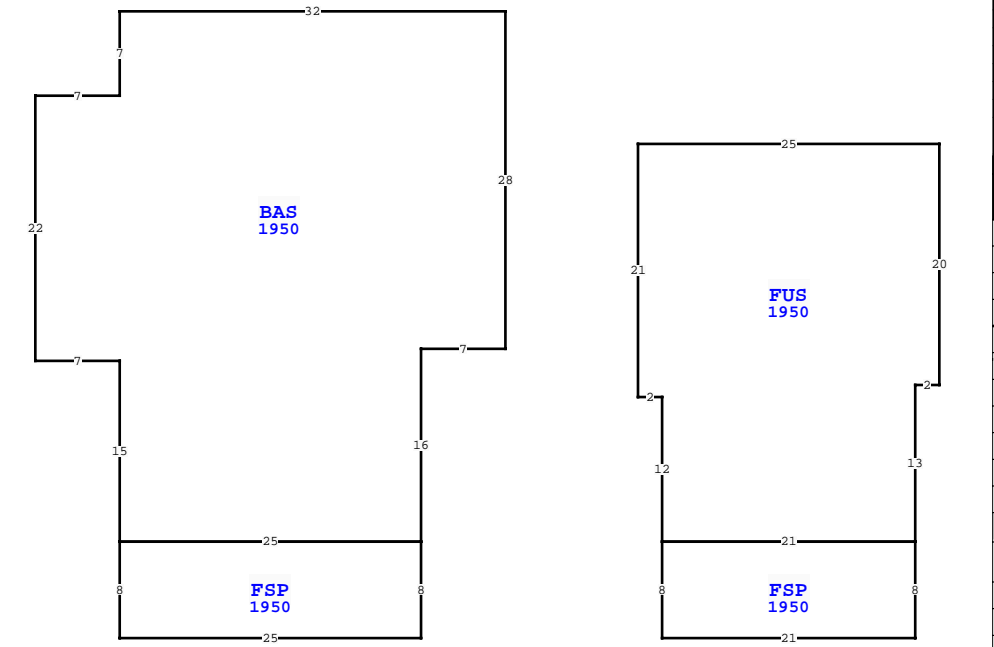


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	01	WOOD FRAME 100
Frame	02	WOOD FRAME 100
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	02	WALL BD/WD 100
Interior Floo	05	ASPH TILE 100
Heating Type	02	CONVECTION 100
Air Condition	02	WINDOW 100
Bedrooms		4 100
Bathrooms		2 100
Story Height		0 100
Stories	2.	2. 100
Units		0 100
Quality	08	FAIR
DOR CODE	0100	SINGLE FAMILY
MAP NUM	5	MKT AREA 02
NEIGHBORHOOD/LOC	000	1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,450	100
FSP	168	55
FSP	200	55
FUS	775	100
TOTALS	2,593	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,427	60.3000	57.28	139,019	1950	1950	0	0	60.00	40.00
1 SINGLE FAM 0% - 2024 Heated Area: 2225 HX Base Yr											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			55,608
TOTAL MARKET OB/XF VALUE			11,308
TOTAL LAND VALUE - MARKET			70,000
TOTAL MARKET VALUE			136,916
SOH/AGL Deduction			0
ASSESSED VALUE			136,916
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			136,916
TOTAL JUST VALUE			136,916
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			137,118
DC OR 1310 P 391 SHEILA THIGPEN			
MM 5YR PRCL CK - CH BEDROOMS TO 4			
DC STEPHEN GREGG THIGPEN OR 1142 P 328			
XFOB LN 11			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
17001658	ELECTRIC	0	11/27/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1326/0083	8/21/2023	OR U		I	30	100
GRANTOR: ESTATE OF SHEILA JANE						
GRANTEE: THIGPEN JULIA NAN						
0514/0634	11/26/2003	PR U		I		100
GRANTOR: PAULA O THOMAS PERS R						
GRANTEE: THIGPEN SHEILA O &						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0820	SEAWALL,WO	0	0	0	0	122.00	LF	34.00	34.00	100
2	0630	METAL UTL	0	0	14	29	406.00	SF	8.00	8.00	100
3	0630	METAL UTL	0	0	12	7	84.00	SF	8.00	8.00	100
4	0950	METAL SHED	0	0	14	30	420.00	SF	8.00	8.00	100
5	0140	FIRE PLACE	0	0	0	0	1.00	UT	1,900.00	1,900.00	100
6	0375	WOOD WALK	0	0	4	31	124.00	SF	15.00	15.00	100
7	0375	WOOD WALK	0	0	4	3	12.00	SF	15.00	15.00	100
8	0350	BOATDOCK A	0	0	18	17	306.00	SF	24.00	24.00	100
9	0350	BOATDOCK A	0	0	11	10	110.00	SF	24.00	24.00	100
10	0375	WOOD WALK	0	0	21	5	105.00	SF	15.00	15.00	100

TOTAL OB/XF											
11,308											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000132	C	SFR RIVER	0			0.00	0.00	1.00	LT	

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=1950] W32 S7 W7 S22 E7 S15 E25 FSP=[YR=1950] W25 S8 E25 N8\$ PTR=E20 FUS=[YR=1950] E21 N13 E2 N20 W25 S21 E2 S12\$ FSP=[YR=1950] S8 E21 N8 W21\$ W20\$ N16 E7 N28\$.											

LAND DESCRIPTION											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T
1	000132	C	SFR RIVER	0			0.00	0.00	1.00	LT	