



ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	03	MASONRY		100	
Exterior Wall	15	CONC	BLOCK	80	
Exterior Wall	12	CEDAR/CYPR		20	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		100	
Interior Floor	08	SHT	VINYL	50	
Interior Floor	14	CARPET		50	
Heating Type	04	AIR	DUCTED	100	
Air Condition	03	CENTRAL		100	
Bedrooms				3 100	
Bathrooms				2 100	
Story Height				0 100	
Stories	1.5			1.5 100	
Units				0 100	
Quality	08	FAIR			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	4	MKT AREA		03	
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,200	100	1993	1,200	64,474
DCK	256	10	2015	26	1,397
DCK	192	10	2017	19	1,021
FOP	176	30	1993	53	2,848
FUS	648	100	1993	648	34,816
PTO	384	5	2000	19	1,021
TOTALS	2,856			1,965	105,576

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% - 0		94.26	185,221	1978	1980	0	0	43.00	57.00	
Heated Area: 1848 HX Base Yr												

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				105,576		
TOTAL MARKET OB/XF VALUE				1,969		
TOTAL LAND VALUE - MARKET				4,900		
TOTAL MARKET VALUE				112,445		
SOH/AGL Deduction				14,630		
ASSESSED VALUE				97,815		
TOTAL EXEMPTION VALUE				50,000		
BASE TAXABLE VALUE				47,815		
TOTAL JUST VALUE				112,445		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				114,109		
COMBINE 03699-000 TO 03698-000						
+/- XFOBS						
MM 5YR CK - ADJ EYB 1978-1980 FOR NEW AC						
CORRECT ACREAGE PER DEED AND MAPPING						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
17000535	REROOF	0	04/20/2017			
023431	N/A	0	04/01/1998			
019847	N/A	0	07/12/1995			
18274	N/A	0	03/09/1994			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1371/0496	8/01/2024	QC	U	I	11	100
GRANTOR: DENITA SASSOR						
GRANTEE: ROBISON CECIL M						
1335/0335	11/01/2023	LD	U	I	11	100
GRANTOR: ROBISON CECIL M & COL						
GRANTEE: GWIN SHEENA MARIE						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1993] W50 PTR=N10 FUS=[YR=1993] E27 N24 W27 S24\$ S10\$ PTO=[YR=2000] W16 S24 E16 N24\$ S24 E50 FOP=[YR=1993] W22 S8 E22 N8\$ N24\$ DCK=[YR=2015] N16 W14 DCK=[YR=2017] E12 N16 W12 S16\$ W2 S16 E16\$.						

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	100	0	1.00	UT	1,300.00	1,300.00	100	1978	1978	3	20	260	
2	0700	PORT BLDG	0	100	20	240.00	SF	8.00	8.00	100	2016	2016	3	86	1,651	
3	0211	CONCRETE W	0	100	24	48.00	SF	6.00	6.00	100	1993	1993	3	20	58	

TOTAL OB/XF													1,969				
BLD DATE 08/31/2018 MMLC LGL DATE													01/10/2022 PB				
XF DATE 08/31/2018 MMLC LAND DATE																	
INC DATE													AG DATE				

LAND DESCRIPTION																								
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	0.98	AC		1.00	1.00	1.00	5,000.00	5,000.00	4,900							

REVIEW DATE 12/09/2022 BY MMLH Total Acres: 0.98 Total Land Value: 4,900 Market: 0 Agricultural: 0 Common: 4,900 PRINTED 04/29/2026 BY SYS																								
--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--	--