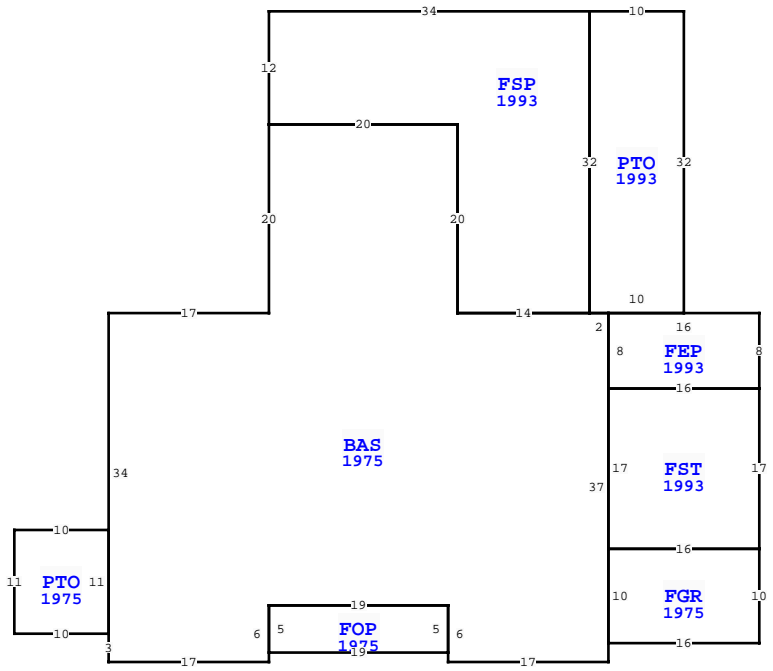


ELEMENT		CD	BUILDING CHARACTERISTICS		CONSTRUCTION	
Foundation	03		CONCR	STEM	100	
Frame	02		WOOD	FRAME	100	
Exterior Wall	19		COMMON	BRK	100	
Roof Structur	03		GABLE/HIP	100		
Roof Cover	03		COMP	SHNGL	100	
Interior Wall	05		DRYWALL	100		
Interior Floo	14		CARPET	100		
Heating Type	04		AIR	DUCTED	100	
Air Condition	03		CENTRAL	100		
Bedrooms			2	100		
Bathrooms			1.5	100		
Story Height			0	100		
Stories	1.		1.	100		
Units			0	100		
Quality	03		AVERAGE			
DOR CODE	0100		SINGLE FAMILY			
MAP NUM	5		MKT AREA	02		
NEIGHBORHOOD/LOC	41.00		1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	
BAS	2,247	100	1975	2,247	125,432	
FEP	128	80	1993	102	5,694	
FGR	160	50	1975	80	4,466	
FOP	95	30	1975	28	1,563	
FSP	688	55	1993	378	21,101	
FST	272	55	1993	150	8,374	
PTO	110	5	1975	6	335	
PTO	320	5	1993	16	893	
TOTALS	4,020			3,007	167,857	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	3,007	113.0000	107.35	322,801	1975	1975	0	0	48.00	52.00
1 SINGLE FAM 100% - 2013 Heated Area: 2349 HX Base Yr 2013											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		185,909	
TOTAL MARKET OB/XF VALUE		24,968	
TOTAL LAND VALUE - MARKET		75,000	
TOTAL MARKET VALUE		285,877	
SOH/AGL Deduction		91,303	
ASSESSED VALUE		194,574	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		144,574	
TOTAL JUST VALUE		285,877	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		289,729	
INCR EYB 1967-1971 RE-ROOF OB23-124 CC 5/26/2023			
ON SEQ 2 BLDG BECAUSE OF NEW ROOF			
CH XFOB CODE; CH EYB FROM 1963 TO 1967			
MM 5YR PRCL CK - DEMO XFOB, PU TWO XFOBS,			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB23-000124	RE-ROOF-CC	0	03/27/2023
18001525	REROOF-CC	0	12/28/2018
201391	WINDOWS/DOORS	0	02/13/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0882/0521	6/12/2012	WD	Q	I	01	190,000
GRANTOR: VANCE ERNEST E & MARS						
GRANTEE: SHEETS THOMAS E						
0574/0456	12/30/2004	QC	U	I		100
GRANTOR: PRINCETON EXCHANGE						
GRANTEE: VANCE						

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	1975	1975	3	20	260	
2	0130	FIRE PLACE	0	100	0	1.00	UT	1,300.00	1,300.00	100	1975	1975	3	20	260	
3	0160	GARAGE FIN	0	100	34	816.00	SF	40.00	40.00	100	1975	1975	3	20	6,528	
4	0060	DECK WOOD	0	100	17	136.00	SF	5.00	5.00	100	1975	1975	3	20	136	
5	0211	CONCRETE W	0	100	25	115.00	SF	6.00	6.00	100	1975	1975	3	20	138	
6	0211	CONCRETE W	0	100	107	321.00	SF	6.00	6.00	100	1975	1975	3	20	385	
7	0211	CONCRETE W	0	100	87	348.00	SF	6.00	6.00	100	1975	1975	3	20	418	
8	0090	CHAINLINK	0	100	0	566.00	LF	12.00	12.00	100	1975	1975	3	20	1,358	
9	0375	WOOD WALK	0	100	32	128.00	SF	15.00	15.00	100	1991	1991	3	20	384	
10	0371	FLOATING D	0	100	20	320.00	SF	20.00	20.00	100	1991	1991	3	20	1,280	
TOTALS												11,147				

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	000132	C	SFR RIVER	100			147.00	210.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							

ELEMENT		CD	CONSTRUCTION
Foundation	03		CONCR STEM 100
Frame	02		WOOD FRAME 100
Exterior Wall	04		SINGLE SID 100
Roof Structur	03		GABLE/HIP 100
Roof Cover	13		GALVALUM 100
Interior Wall	05		DRYWALL 100
Interior Floo	08		SHT VINYL 100
Heating Type	02		CONVECTION 100
Air Condition	02		WINDOW 100
Bedrooms			2 100
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	41.00		1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	661	100	1993
FSP	64	55	1993
TOTALS	725		696 18,052

MARKET ADJUSTMENTS																							
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND												
2	SINGLE FAM	0%	- 2013	64.84	45,129	1963	1971	0	0	60.00	40.00												
Heated Area: 661 HX Base Yr 2013																							
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>10/03/2017</th> <th>MMSR</th> <th>LGL DATE</th> </tr> </thead> <tbody> <tr> <td>XF DATE</td> <td>10/03/2017</td> <td>MMSR</td> <td>LAND DATE</td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> </tr> </tbody> </table>												BLD DATE	10/03/2017	MMSR	LGL DATE	XF DATE	10/03/2017	MMSR	LAND DATE	INC DATE			AG DATE
BLD DATE	10/03/2017	MMSR	LGL DATE																				
XF DATE	10/03/2017	MMSR	LAND DATE																				
INC DATE			AG DATE																				

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 2 of 2
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
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TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			144,574
TOTAL JUST VALUE			285,877
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			289,729
PU XFOB LN 12-13			
ARE IN GOOD REPAIR, CORR DIMENS XFOB LN 3,			
FNDN & FRME, DEL FUNC CARD 2, BOTH SFD'S			
XFOB LN 12 & 13			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD SALE PRICE
0882/0521	6/12/2012	WD Q	I 01 190,000
GRANTOR: VANCE ERNEST E & MARS			
GRANTEE: SHEETS THOMAS E			
0574/0456	12/30/2004	QC U	I 100
GRANTOR: PRINCETON EXCHANGE			
GRANTEE: VANCE			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=1993] W29 S25 E21 FSP=[YR=1993] E8 N8 W8S8\$ N8 E8 N17\$ .			

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
11	0210	CONCRETE D	0 100	30	28	840.00	SF	6.00	6.00	100	2013	2013	3	57	2,873	
12	0210	CONCRETE D	0 100	64	14	896.00	SF	6.00	6.00	100	2013	2013	3	57	3,064	
13	0960	SCREEN ROO	0 100	0	0	360.00	SF	21.00	21.00	100	2018	2018	3	90	6,804	
14	0211	CONCRETE W	0 100	30	30	900.00	SF	6.00	6.00	100	1975	1975	3	20	1,080	
TOTALS														13,821		

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