

BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	03	CONCR STEM 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	05	HARDIE BRD 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	04	PLYWOOD 100			
Interior Floo	08	SHT VINYL 50			
Interior Floo	14	CARPET 50			
Heating Type	04	AIR DUCTED 100			
Air Condition	03	CENTRAL 100			
Bedrooms		2 100			
Bathrooms		2 100			
Story Height		0 100			
Stories	1.	1. 100			
Units		0 100			
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	1	MKT AREA 09			
NEIGHBORHOOD/LOC	90.10	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100	1993	1,152	72,986
USP	150	40	2002	60	3,801
UST	60	45	2009	27	1,711
TOTALS	1,362			1,239	78,498

MARKET ADJUSTMENTS																														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																			
0100	01	1,239	117.0000	111.15	137,715	1980	1980	0	0	43.00	57.00																			
1 SINGLE FAM 0% - 2024 Heated Area: 1152 HX Base Yr																														
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>01/25/2017</th> <th>FRSR</th> <th>LGL DATE</th> <th>01/25/2017</th> <th>FRSR</th> </tr> </thead> <tbody> <tr> <td>XF DATE</td> <td>01/25/2017</td> <td>FRSR</td> <td>LAND DATE</td> <td>01/25/2017</td> <td>FRSR</td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> <td></td> </tr> </tbody> </table>													BLD DATE	01/25/2017	FRSR	LGL DATE	01/25/2017	FRSR	XF DATE	01/25/2017	FRSR	LAND DATE	01/25/2017	FRSR	INC DATE			AG DATE		
BLD DATE	01/25/2017	FRSR	LGL DATE	01/25/2017	FRSR																									
XF DATE	01/25/2017	FRSR	LAND DATE	01/25/2017	FRSR																									
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				78,498		
TOTAL MARKET OB/XF VALUE				2,036		
TOTAL LAND VALUE - MARKET				10,000		
TOTAL MARKET VALUE				90,534		
SOH/AGL Deduction				0		
ASSESSED VALUE				90,534		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				90,534		
TOTAL JUST VALUE				90,534		
NCON VALUE				0		
INCOME VALUE				0		
PREVIOUS YEAR MKT VALUE				97,093		
5 YEAR PRCL CH, N/C						
BATHS, HTTP, DEL SPCD, PU XFOB LN 3						
5 YR PRCL CH, PU CORR TRAV, CORR FLOOR, BEDS,						
CODE XFOB LN 1 & 2						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
18001181	REROOF-CO	0	11/07/2018			
2013304	ELEC	0	05/17/2013			
2009203	SIDING/SOFET	0	03/13/2009			
31497	SHED	0	03/11/2004			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1334/0574	10/27/2023	WD	U	I	30	100,000
GRANTOR: PEART RANFORD W & MIC						
GRANTEE: PEART WESLEY						
0173/0244	1/01/1991	WD	Q	I		32,000
GRANTOR:						
GRANTEE:						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1993] W1 USP=[YR=2002] N10 W15 S10 E15\$ W15						
UST=[YR=2009] N10 W6 S10 E6 \$ W32 S24 E48 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	0090	CHAINLINK	0	0	0	0	224.00	LF	12.00	12.00	100	2003	2003	3	21	564		
2	0700	PORT BLDG	0	0	24	12	288.00	SF	8.00	8.00	100	2004	2004	3	62	1,428		
3	0770	PUMP HOUSE	0	0	4	4	16.00	SF	5.00	5.00	100	2009	2009	3	55	44		
TOTALS													1,362			1,239	78,498	

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	0			0.00	0.00	2.00	LT		1.00	1.00	1.00	5,000.00	5,000.00	10,000								