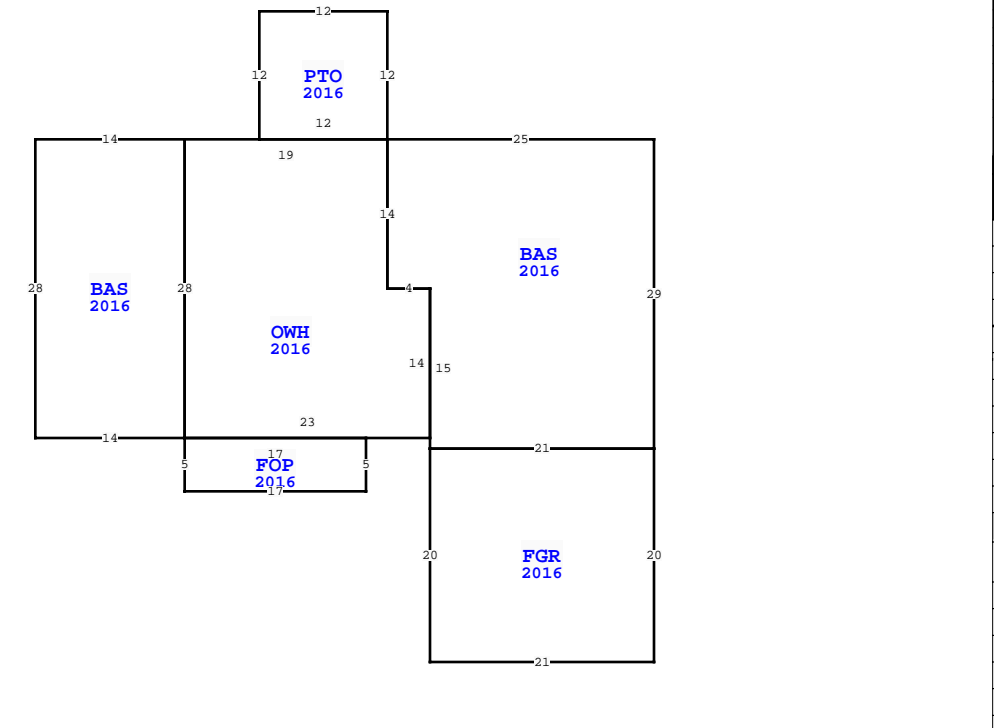


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	12	HARDWOOD 60
Interior Floo	14	CARPET 40
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 100
Bedrooms		4 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,888	116.8000	149.80	282,822	2016	2016	0	0	7.00	93.00	



Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	2	MKT AREA 01			
NEIGHBORHOOD/LOC	383.00	1.35/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	392	100	2016	392	54,611
BAS	665	100	2016	665	92,644
FGR	420	50	2016	210	29,256
FOP	85	30	2016	26	3,622
OWH	588	100	2016	588	81,916
PTO	144	5	2016	7	976
TOTALS	2,294			1,888	263,024

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	263,024		
TOTAL MARKET OB/XF VALUE	2,846		
TOTAL LAND VALUE - MARKET	45,000		
TOTAL MARKET VALUE	310,870		
SOH/AGL Deduction	86,801		
ASSESSED VALUE	224,069		
TOTAL EXEMPTION VALUE	50,000		
BASE TAXABLE VALUE	174,069		
TOTAL JUST VALUE	310,870		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	313,849		
5 YR PRCL CK, N/C			
ADD HX FOR 2018			
5 YR PRCL CH, PU NEW SFD, PU XFOB LN 1-2			
2.00 AC S/O FROM PRCL 04299 001			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
16000359	SFD-CO	0	04/21/2016

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1024/0840	2/03/2017	WD Q	Q	I	01	214,500
GRANTOR: BCP FLP 1 LLC						
GRANTEE: STRICKLAND RICHARD						

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	0210	CONCRETE D	0	100	20	17		340.00	SF	8.10	8.10	100	2016	2016	3	72	1,983	
2	0211	CONCRETE W	0	100	37	4		148.00	SF	8.10	8.10	100	2016	2016	3	72	863	

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=2016] W25 PTO=[YR=2016] N12 W12 S12 E12\$			
OWH=[YR=2016] W19 S28 BAS=[YR=2016] N28 W14 S28 E14\$			
FOP=[YR=2016] S5 E17 N5 W17\$ E23 N14 W4 N14\$ S14 E4 S15 E21			
FGR=[YR=2016] W21 S20 E21 N20\$ N29\$.			

LAND DESCRIPTION																								
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
1	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000							