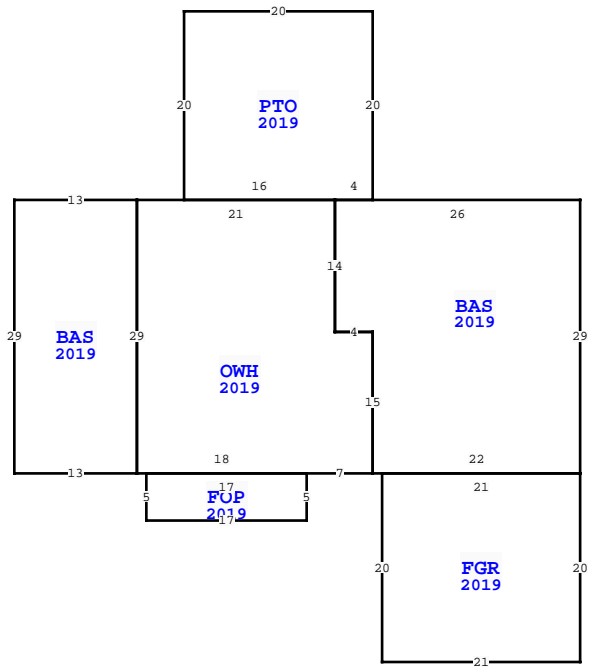


ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	100	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floo	07	VYL	PLANK	100	
Heating Type	04	AIR	DUCTED	100	
Air Condition	03	CENTRAL	100		
Bedrooms		4	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	2	MKT AREA	01		
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	377	100	2019	377	38,508
BAS	694	100	2019	694	70,888
FGR	420	50	2019	210	21,450
FOP	85	30	2019	26	2,655
OWH	669	100	2019	669	68,335
PTO	400	5	2019	20	2,043
TOTALS	2,645			1,996	203,879

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%	- 2021								
Heated Area: 1740						HX Base Yr 2021					



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY		STANDARD				
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE		203,879				
TOTAL MARKET OB/XF VALUE		8,059				
TOTAL LAND VALUE - MARKET		82,350				
TOTAL MARKET VALUE		294,288				
SOH/AGL Deduction		63,680				
ASSESSED VALUE		230,608				
TOTAL EXEMPTION VALUE		50,000		HX HB		
BASE TAXABLE VALUE		180,608				
TOTAL JUST VALUE		294,288				
NCON VALUE		0				
INCOME VALUE						
PREVIOUS YEAR MKT VALUE		296,789				
2021 HX APPLIED PERRY & GARCIA						
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-2						
2019 AG RENEWAL REC'D						
000-04299-001						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
19000903	SFD-CO	0	06/25/2019			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1136/0216	12/27/2019	WD	Q	I	01	272,500
GRANTOR: BCB FLP 1 LLC						
GRANTEE: PERRY STEVEN BOAEN						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2019] W26 PTO=[YR=2019] E4 N20 W20 S20 E16\$ S14 E4 S15 OWH=[YR=2019] N15 W4 N14 W21 S29 BAS=[YR=2019] N29 W13 S29 E13\$ E18 FOP=[YR=2019] W17 S5 E17 N5\$ E7\$ E22 FGR=[YR=2019] W21 S20 E21 N20\$ N29\$.						

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	85	17			6.00	100	2019	2019	3	85	7,370	
2	0211	CONCRETE W	0	100	45	3			6.00	100	2019	2019	3	85	689	

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	100			0.00	0.00	1.83	AC		1.00	1.00	1.00	45,000.00	45,000.00	82,350							