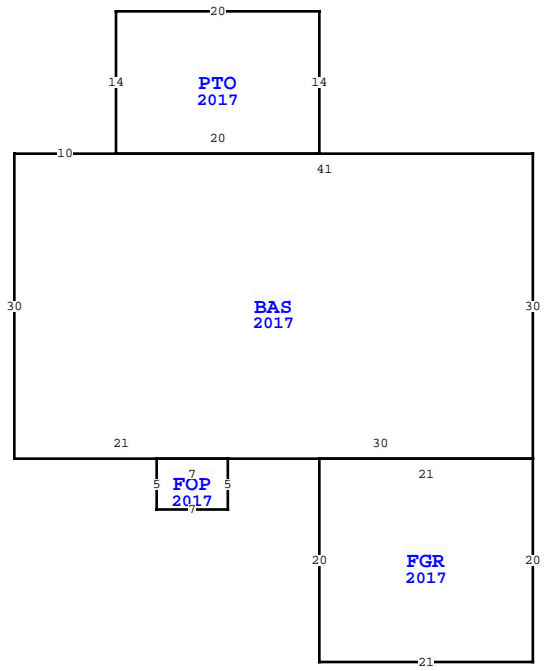




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	05	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	07	VYL PLANK	60
Interior Floor	14	CARPET	40
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		3	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	383.00	1.35/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,530	100	2017
FGR	420	50	2017
FOP	35	30	2017
PTO	280	5	2017
TOTALS	2,265		

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%	- 2018								
				Heated Area: 1530			HX Base Yr 2018				



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			240,732
TOTAL MARKET OB/XF VALUE			30,463
TOTAL LAND VALUE - MARKET			45,000
TOTAL MARKET VALUE			316,195
SOH/AGL Deduction			77,164
ASSESSED VALUE			239,031
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			189,031
TOTAL JUST VALUE			316,195
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			319,901
MM 5YR CK; PU XFOBS			
ADD HX FOR 2018			
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-2			
SUB CREATED FROM PRCL 000-04299-001			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
17000737	SFD-CO	0	06/09/2017
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD
1055/0275	11/28/2017	WD Q	I 01
SALE PRICE		204,000	
GRANTOR: BCB FLP1, LLC			
GRANTEE: SALADINO STEPHANIE			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=2017] W41 PTO=[YR=2017] E20 N14 W20 S14\$ W10 S30 E21 FOP=[YR=2017] W7 S5 E7 N5\$ E30 FGR=[YR=2017] W21 S20 E21 N20\$ N30\$.			

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	16	1,360.00	SF	8.10	8.10	100	2017	2017	3	76	8,372	
2	0211	CONCRETE W	0	100	33	3	99.00	SF	8.10	8.10	100	2017	2017	3	76	609	
3	0210	CONCRETE D	0	100	66	8	528.00	SF	8.10	8.10	100	2021	2021	3	93	3,977	
4	0213	CONCRETE P	0	100	0	0	236.00	SF	8.10	8.10	100	2021	2021	3	100	1,912	
5	0955	PRIVACY FE	0	100	0	0	294.00	LF	20.25	20.25	100	2022	2022	3	99	5,894	
6	0210	CONCRETE D	0	100	2	18	36.00	SF	8.10	8.10	100	2021	2021	3	93	271	
7	0190	PREFAB MET	0	100	20	18	360.00	SF	27.00	27.00	100	2022	2022	3	97	9,428	

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	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000							