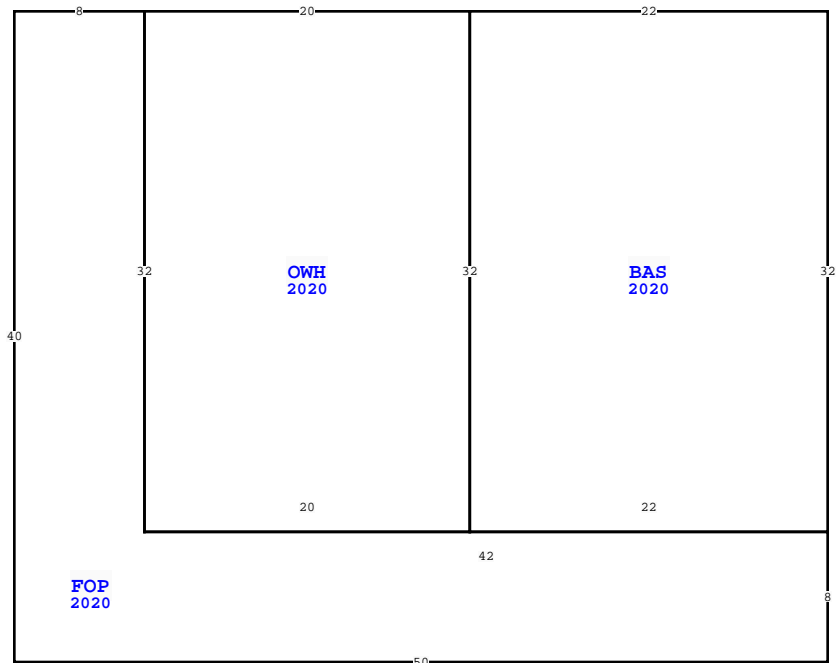


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR	SLAB 100
Frame	03	MASONRY	100
Exterior Wall	15	CONC	BLOCK 100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR	MT 100
Interior Wall	05	DRYWALL	100
Interior Floo	11	CLAY TILE	100
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	100
Bedrooms		1	100
Bathrooms		1	100
Story Height		0	100
Stories	1.	1.	100
Units		0	100
Quality	03	AVERAGE	
DOR CODE	5000	IMPRVD	AG RES
MAP NUM	5	MKT AREA	13
NEIGHBORHOOD/LOC	000		1.00/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	704	100	2020
FOP	656	30	2020
OWH	640	100	2020
TOTALS	2,000		

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: 1344 HX Base Yr 2021	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			176,159
TOTAL MARKET OB/XF VALUE			12,442
TOTAL LAND VALUE - MARKET			224,265
TOTAL MARKET VALUE			222,405
SOH/AGL Deduction			74,049
ASSESSED VALUE			148,356
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			98,356
TOTAL JUST VALUE			412,866
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			206,081
2022 AG RENEW RECD			
ADD PORT FOR 2021-PER 2018 VALUES-LEON CO			
ADD HX FOR 2021- HENDERSON, HS COMPLETED 2020			
5 YR PRCL CK, PU NEW SFD & XFOB LN 1,2			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
18001290	SFD-CO	0	12/20/2018
18000418	SAFE INSP	0	04/13/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1068/0781	3/28/2018	WD Q	Q	V	01	175,000
GRANTOR: SEHLER-RIECHERT JULIE						
GRANTEE: HENDERSON DAVID SCO						
1068/0775	3/27/2018	WD U	V		30	68,400
GRANTOR: SEHLER TERRY M						
GRANTEE: SEHLER-RIECHERT JUL						

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	0030	BARN,POLE	0	100	40	40			9.00	100	2018	2018	3	80	11,520	
2	0700	PORT BLDG	0	100	16	8			8.00	100	2018	2018	3	90	922	

TOTAL OB/XF													
12,442													

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=2020] W22 S32 E22 FOP=[YR=2020] W42 N32													
OWH=[YR=2020] S32 E20 N32 W20\$ W8 S40 E50 N8\$ N32\$.													

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000110	C	SFR RURAL	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							
2	005970	A	TIMBER MIX 1	0			0.00	0.00	57.00	AC		1.00	1.00	1.00	325.00	325.00	18,525							
3	005996	A	AG WETLAND	0			0.00	0.00	2.79	AC		1.00	1.00	1.00	100.00	100.00	279							