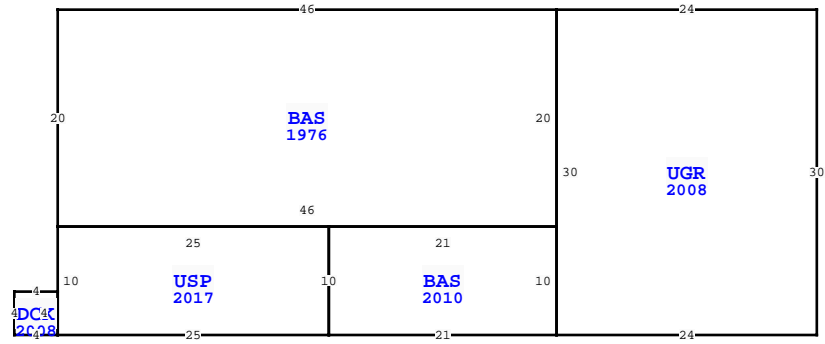
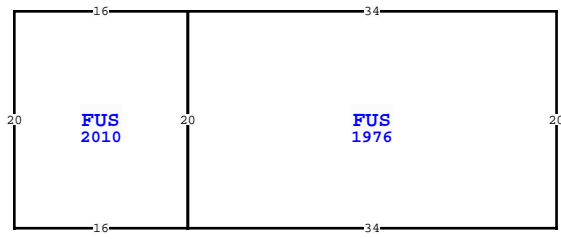




ELEMENT		CD	CONSTRUCTION		
Foundation	01	WOOD	FRAME	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	06	BD/BATTEN	80		
Exterior Wall	15	CONC	BLOCK	20	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	13	GALVALUM	80		
Roof Cover	01	MINIMUM	20		
Interior Wall	06	CUST	PANEL	100	
Interior Floo	11	CLAY TILE	50		
Interior Floo	14	CARPET	50		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		2	100		
Bathrooms		1.5	100		
Story Height		0	100		
Stories	2.	2.	100		
Units		0	100		
Quality	02	BELOW AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	5	MKT AREA		02	
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	920	100	1976	920	65,998
BAS	210	100	2010	210	15,065
DCK	16	10	2008	2	144
FUS	680	100	1976	680	48,782
FUS	320	100	2010	320	22,956
UGR	720	40	2008	288	20,660
USP	250	40	2017	100	7,174
TOTALS	3,116			2,520	180,777

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,520	103.4450	98.27	247,640	1976	1996	0	0	27.00	73.00		
2 SINGLE FAM 100% - 2021 Heated Area: 2130 HX Base Yr 2021													



WAKULLA COUNTY PROPERTY				PAGE 1 of 1
VALUATION SUMMARY				1
VALUATION BY		STANDARD		
Tax Group: 1	Tax Dist:			
BUILDING MARKET VALUE	180,777			
TOTAL MARKET OB/XF VALUE	6,075			
TOTAL LAND VALUE - MARKET	10,000			
TOTAL MARKET VALUE	196,852			
SOH/AGL Deduction	102,593			
ASSESSED VALUE	94,259			
TOTAL EXEMPTION VALUE	HX HB	50,000		
BASE TAXABLE VALUE	44,259			
TOTAL JUST VALUE	196,852			
NCON VALUE	0			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	196,883			
CHG BUSE, EYB, & PU XFOB LN 3				
2022 HX OK ADDED WIFE VALERIE BENTLEY SS#				
THOMAS BENTLEY MC OR 1233 P 789				
ADD HX &PORT FOR 2021-BENTLEY				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
B24-000474	HVAC CHANGE OUT-C		05/08/2024	
2000545	RE-ROOF-CO	0	02/04/2021	
201473	WINDOWS/DOORS	0	01/29/2014	
2010734	SEWER	0	07/16/2010	
201037	SCRN RM/PORCH	0	01/22/2010	
20061287	CLOSE BOTTOM SFD	0	08/04/2006	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1175/0698	10/21/2020	WD Q	I 01	170,000
GRANTOR: WILLIAMS PRESTON				
GRANTEE: BENTLEY THOMAS ALFR				
1155/0710	6/10/2020	WD Q	I 01	150,000
GRANTOR: CHOICE RALEIGH				
GRANTEE: WILLIAMS PRESTON				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=1976] W46 S20 E46 BAS=[YR=2010] W21 S10 USP=[YR=2017] N10 W25 S10 DCK=[YR=2008] N4 W4 S4 E4\$ E25\$ E21 N10\$ N20\$ UGR=[YR=2008] S30 E24 N30 W24\$ PTR=N10 FUS=[YR=1976] N20 W34 S20 FUS=[YR=2010] N20 W16 S20 E16\$ E34\$ S10\$.				

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	0131	FIRE PLACE	0	100	0	1.00	UT	700.00	700.00	100	2008	2008	3	70	490	
2	0700	PORT BLDG	0	100	10	80.00	SF	8.00	8.00	100	2009	2009	3	72	461	
6	0100	6" CHAINLI	0	100	0	290.00	LF	19.00	19.00	100	2021	2021	3	93	5,124	

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	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	AC		1.00	1.00	1.00	10,000.00	10,000.00	10,000							