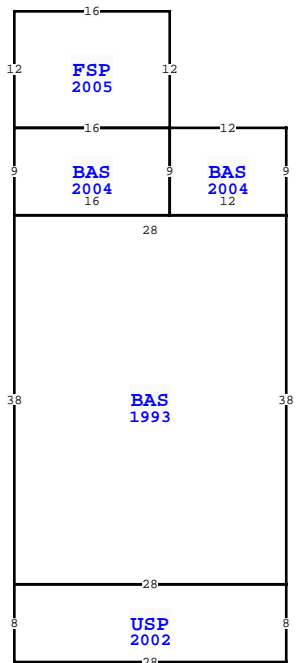


ELEMENT		CD		CONSTRUCTION	
Foundation	03	CONCR	STEM	100	
Frame	03	MASONRY		100	
Exterior Wall	15	CONC	BLOCK	80	
Exterior Wall	30	VINYL		20	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	01	MINIMUM		90	
Roof Cover	12	MODULAR	MT	10	
Interior Wall	05	DRYWALL		100	
Interior Floo	07	VYL	PLANK	70	
Interior Floo	14	CARPET		30	
Heating Type	04	AIR	DUCTED	100	
Air Condition	03	CENTRAL		100	
Bedrooms				3	100
Bathrooms				1	100
Story Height				0	100
Stories	1.			1.	100
Units				0	100
Quality	08	FAIR			
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	1,064	100	1993	1,064	45,897
BAS	108	100	2004	108	4,659
BAS	144	100	2004	144	6,212
FSP	192	55	2005	106	4,573
USP	224	40	2002	90	3,882
TOTALS	1,732			1,512	65,222

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,512	96.6150	91.78	138,771	1950	1970	0	0	53.00	47.00
1 SINGLE FAM 0% - 0 Heated Area: 1316 HX Base Yr											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 3
VALUATION BY		STANDARD	
Tax Group: 1		Tax Dist:	
BUILDING MARKET VALUE		88,751	
TOTAL MARKET OB/XF VALUE		1,945	
TOTAL LAND VALUE - MARKET		15,000	
TOTAL MARKET VALUE		105,696	
SOH/AGL Deduction		0	
ASSESSED VALUE		105,696	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		105,696	
TOTAL JUST VALUE		105,696	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		107,072	
2023 CORRECT ERROR FROM FIELD WORK BLDG 3			
FOR IMPROVEMENTS, CH QUAL, CH TRV.			
MM 5 YR CK, CH RCVR, FLR, ADJ EYB 1950-1970			
COA PER OWNER			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B22-000789	RE-ROOF/SHINGLES		08/02/2022
PR22-000089	EXTERIOR/INTERIOR		08/02/2022
PR22-000097	REMODEL COMM. BLD		08/02/2022
2010717	SEWER	0	07/16/2010
2006677	MECHANICAL RESIDE	0	04/19/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1213/0584	6/04/2021	WD	Q	I	01	145,000
GRANTOR: DANIELS WANDA, CRUM J						
GRANTEE: SURF ROAD LLC						
0761/0697	7/18/2008	OR	Q	I	01	0
GRANTOR: ESTATE OF VONCILE FAU						
GRANTEE: FAULKNER KENNETH (						

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	1000	COOLER	0	0	0	0	1.00	UT	2,500.00	2,500.00	100	1980	1980	3	20	500		
2	0620	WOOD UTL B	0	0	24	16	384.00	SF	6.00	6.00	100	1980	1980	3	20	461		
3	0055	PORTABLE C	0	0	21	20	420.00	SF	3.00	3.00	100	2004	2004	3	23	290		
4	0700	PORT BLDG	0	0	14	10	140.00	SF	8.00	8.00	100	2004	2004	3	62	694		
TOTALS												1,945						

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	0			0.00	0.00	1.50	AC		1.00	1.00	1.00	10,000.00	10,000.00	15,000							

7-5S-2W P-50-M-32B  
 1 1/2 AC IN THE NW1/4 OF SW1/4  
 OR 10 P 592 & OR 53 P 918

SURF ROAD LLC  
 55 EAST PINE STREET  
 ORLANDO, FL 32801

2024

07-5S-02W-000-02684-000

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	03	COMP SHNGL 100	
Interior Wall	01	MINIMUM 100	
Interior Floo	03	CONC FINSH 100	
Ceiling	01	FIN.SUSPD 100	
Heating Type	01	NONE 100	
Air Condition	01	NONE 100	
Plumbing		4 100	
Story Height		0 100	
RMS		1 100	
Stories	1.	1. 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
BAS	525	100	1993
TOTALS	525		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND	
2	MANUF LGHT	0% - 0											
				Heated Area: 525									
					HX Base Yr								
BLD DATE	11/17/2017	MMSR	LGL DATE	11/13/2017	MMSR								
XF DATE	11/13/2017	MMSR	LAND DATE										
INC DATE			AG DATE										

WAKULLA COUNTY PROPERTY				PAGE 2 of 3	1	
VALUATION SUMMARY						
VALUATION BY	STANDARD					
Tax Group: 1	Tax Dist:					
BUILDING MARKET VALUE	88,751					
TOTAL MARKET OB/XF VALUE	1,945					
TOTAL LAND VALUE - MARKET	15,000					
TOTAL MARKET VALUE	105,696					
SOH/AGL Deduction	0					
ASSESSED VALUE	105,696					
TOTAL EXEMPTION VALUE	0					
BASE TAXABLE VALUE	105,696					
TOTAL JUST VALUE	105,696					
NCON VALUE	0					
INCOME VALUE						
PREVIOUS YEAR MKT VALUE	107,072					
CARD 1, ADD AP% CARD 2-3						
5 YR PRCL CH, DEL XFOB LN 5,CHG BATHS & FLOOR						
KENNETH FAULKNER DOD 10-10-2014 OR 958 P 491						
COA FORM FROM TC W/FWD INFO FROM USPO						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1213/0584	6/04/2021	WD	Q	I	01	145,000
GRANTOR: DANIELS WANDA, CRUM J						
GRANTEE: SURF ROAD LLC						
0761/0697	7/18/2008	OR	Q	I	01	0
GRANTOR: ESTATE OF VONCILE FAU						
GRANTEE: FAULKNER KENNETH (						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1993] W25 N5 W10 S10 E10 S10 E35 N5 W10 N10\$.						

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
9 SURF RD, SOPCHOPPY																
TOTAL OB/XF 0																

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	

7-5S-2W P-50-M-32B  
 1 1/2 AC IN THE NW1/4 OF SW1/4  
 OR 10 P 592 & OR 53 P 918

SURF ROAD LLC  
 55 EAST PINE STREET  
 ORLANDO, FL 32801

2024

07-5S-02W-000-02684-000

ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	03	MASONRY		100	
Exterior Wall	15	CONC	BLOCK	100	
Roof Structur	03	GABLE	HIP	100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	01	MINIMUM		100	
Interior Floo	03	CONC	FINSH	100	
Ceiling	02	F.NOT	SUS	100	
Heating Type	04	AIR	DUCTED	100	
Air Condition	03	CENTRAL		100	
Plumbing				2	100
Common Wall				8	100
Story Height				8	100
RMS				1	100
Stories	1.			1.	100
Units				0	100
Quality	03	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	1,200	100	1993	1,200	17,260
UOP	140	30	2002	42	604
TOTALS	1,340			1,242	17,864

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
3	MANUF LGHT	0% - 0										
Heated Area: 1200						HX Base Yr						
BLD DATE	11/17/2017	MMSR	LGL DATE	11/13/2017	MMSR							
XF DATE	11/13/2017	MMSR	LAND DATE	11/13/2017	MMSR							
INC DATE			AG DATE									

WAKULLA COUNTY PROPERTY				PAGE 3 of 3	1
VALUATION SUMMARY					
VALUATION BY	STANDARD				
Tax Group: 1	Tax Dist:				
BUILDING MARKET VALUE	88,751				
TOTAL MARKET OB/XF VALUE	1,945				
TOTAL LAND VALUE - MARKET	15,000				
TOTAL MARKET VALUE	105,696				
SOH/AGL Deduction	0				
ASSESSED VALUE	105,696				
TOTAL EXEMPTION VALUE	0				
BASE TAXABLE VALUE	105,696				
TOTAL JUST VALUE	105,696				
NCON VALUE	0				
INCOME VALUE	0				
PREVIOUS YEAR MKT VALUE	107,072				
SOPCHOPPY HWY, CHG CODE XFOB LN 4					
CARD 1, PU FNDN CARD 2, PU FNDN CARD 3 @ 145					
5 YR PRCL CH, PU FNDN, CORR INT, CHG QUAL,					
DC OR 762 P 111					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / V / I /	RSN CD	SALE PRICE
1213/0584	6/04/2021	WD Q	I	01	145,000
GRANTOR: DANIELS WANDA, CRUM J					
GRANTEE: SURF ROAD LLC					
0761/0697	7/18/2008	OR Q	I	01	0
GRANTOR: ESTATE OF VONCILE FAU					
GRANTEE: FAULKNER KENNETH (					
BUILDING NOTES					
BUILDING DIMENSIONS					
UOP=[YR=2002] W14 S10 E14 BAS=[YR=1993] W60 S20 E60 N20\$ N10\$.					

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
9 SURF RD, SOPCHOPPY																
TOTAL OB/XF 0																

LAND DESCRIPTION												TOTAL OB/XF					0							
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