



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	05	DRYWALL	100
Interior Floo	05	ASPH	TILE 100
Heating Type	02	CONVECTION	100
Air Condition	02	WINDOW	100
Bedrooms		2	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	4	MKT AREA	03
NEIGHBORHOOD/LOC	28.00	1.60/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	900	100	1993
UOP	28	20	1993
USP	384	40	1993
UST	91	45	1993
UST	84	45	2019
TOTALS	1,487		

MARKET ADJUSTMENTS																															
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																				
0100	01	1,139	85.5450	130.03	148,104	1960	1960	0	0	60.00	40.00																				
1 SINGLE FAM 0% - 0 Heated Area: 900 HX Base Yr																															
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>02/10/2021</th> <th>MMAK</th> <th>LGL DATE</th> <th>02/10/2021</th> <th>MMAK</th> </tr> </thead> <tbody> <tr> <td>XF DATE</td> <td>02/10/2021</td> <td>MMAK</td> <td>LAND DATE</td> <td>02/10/2021</td> <td>MMAK</td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> <td></td> </tr> </tbody> </table>														BLD DATE	02/10/2021	MMAK	LGL DATE	02/10/2021	MMAK	XF DATE	02/10/2021	MMAK	LAND DATE	02/10/2021	MMAK	INC DATE			AG DATE		
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WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				59,242		
TOTAL MARKET OB/XF VALUE				21,462		
TOTAL LAND VALUE - MARKET				155,000		
TOTAL MARKET VALUE				235,704		
SOH/AGL Deduction				14,883		
ASSESSED VALUE				220,821		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				220,821		
TOTAL JUST VALUE				235,704		
NCON VALUE				0		
INCOME VALUE				0		
PREVIOUS YEAR MKT VALUE				200,746		
PU XFOB 0625						
COA PER ADDRESS CHANGE FORM 8/23/21						
COA PER NCOA REPORT						
CHG TRAV, CHG BED, CHG DIM XFOB LN 2.						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
OB23-000483	RE-ROOF/MODIFIED		09/19/2023			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1022/0407	12/26/2016	WD	U	I	30	100
GRANTOR: HALL HAROLD ALLEN JR						
GRANTEE: HALL HAROLD ALLEN J						
1008/0031	8/05/2016	QC	U	I	30	5,000
GRANTOR: HALL MARTHA SUE 50% I						
GRANTEE: HALL AMBER ELAINE 5						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1993] W2 USP=[YR=1993] N12 W32 S12 E32\$ W34						
UST=[YR=1993] W7 S13 E7 N13\$ S25UST=[YR=2019] N12 W7 S12 E7\$						
E36 N11 UOP=[YR=1993] E4 N7 W4 S7\$ N14\$.						

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	0080	4' CHAINLI	0	0	0	180.00	LF	20.80	20.80	100	1993	1993	3	20	749					
2	0375	WOOD WALK	0	0	108	1,568.00	SF	24.00	24.00	50	1987	1987	3	50	18,816					
3	0001	BLOCK UTIL	0	0	6	36.00	SF	25.60	25.60	100	1987	1987	3	20	184					
4	0213	CONCRETE P	0	0	6	36.00	SF	9.60	9.60	100	2014	2014	3	100	346					
5	0625	PORT WD UT	0	0	16	160.00	SF	9.60	9.60	100	2020	2020	3	89	1,367					
TOTALS														1,487	1,139	59,242				

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	000132	C	SFR RIVER	0			81.00	295.00	1.00	LT		1.00	1.00	1.00	155,000.00	155,000.00	155,000							