



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
08	WD ON PLY 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 50				
06	CUST PANEL 50				
13	PARQUET 70				
14	CARPET 30				
04	AIR DUCTED 100				
03	CENTRAL 100				
	Bedrooms 3 100				
	Bathrooms 2 100				
	Story Height 0 100				
1.5	Stories 1.5 100				
	Units 0 100				
08	FAIR				
0100	SINGLE FAMILY				
4	MKT AREA		03		
NEIGHBORHOOD/LOC		28.00	1.60/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,244	100	1984	1,244	111,595
DCK	160	10	1984	16	1,435
DCK	168	10	1984	17	1,525
FOP	56	30	1984	17	1,525
FST	108	55	1984	59	5,293
FUS	480	100	1984	480	43,059
UCP	240	20	1984	48	4,306
TOTALS	2,456			1,881	168,738

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%	- 1998								
Heated Area: 1724						HX Base Yr 1998					

WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		168,738		
TOTAL MARKET OB/XF VALUE		23,978		
TOTAL LAND VALUE - MARKET		155,000		
TOTAL MARKET VALUE		347,716		
SOH/AGL Deduction		120,273		
ASSESSED VALUE		227,443		
TOTAL EXEMPTION VALUE		HX HB 50,000		
BASE TAXABLE VALUE		177,443		
TOTAL JUST VALUE		347,716		
NCON VALUE		0		
INCOME VALUE		0		
PREVIOUS YEAR MKT VALUE		315,137		
5 YR PRCL CK, PU XF0B LN 8, CHG LAND CODE.				
5 YR PRCL CH, N/C				
PRMT#09681 ADDITION				
PRMT#09555 RENOVATE				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
18001104	REROOF	0	10/26/2018	
09681	ADDITION	0	10/31/1983	
09555	RENOVATION	0	09/02/1983	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD	SALE PRICE
1129/0279	10/23/2019	D U	I 14	100
GRANTOR: SLOAN BERNARD JAMES J				
GRANTEE: SLOAN GEORGIANNA PA				
0303/0063	6/23/1997	WD Q	I	170,000
GRANTOR: PICKLE JOHN TOBE & JA				
GRANTEE:				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=1984] W4 DCK=[YR=1984] N12 W14 S12 E14\$ W24 S6 W12 UCP=[YR=1984] W12 S20 E12 N20\$ S20 FOP=[YR=1984] S7 E8 N7 W8\$ E12 S12 E23 FST=[YR=1984] E9 N12 W9 S12\$ N12 E5 N26\$ PTR= E10 DCK=[YR=1984] N10 E16 S10 W16\$ FUS=[YR=1984] S20 E24 N20 W24\$ W10\$.				

EXTRA FEATURES																		
L N	OB/CF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/CF MKT VALUE	NOTES		
1	0090	CHAINLINK	0	100	0	0			75.00	LF	19.20	19.20	100	1980	3	20	288	
3	0620	WOOD UTL B	0	100	8	12			96.00	SF	9.60	9.60	100	1993	3	20	184	
4	0700	PORT BLDG	0	100	10	18			180.00	SF	12.80	12.80	100	1997	3	54	1,244	
5	0700	PORT BLDG	0	100	22	10			220.00	SF	12.80	12.80	100	2003	3	60	1,690	
6	0375	WOOD WALK	0	100	360	4			1,440.00	SF	24.00	24.00	100	2004	3	23	7,949	
7	0350	BOATDOCK A	0	100	0	0			184.00	SF	42.24	42.24	100	2004	2004	GD	23	1,788
8	0080	4' CHAINLI	0	100	0	0			280.00	LF	20.80	20.80	100	2019	3	85	4,950	
10	0320	BOAT HOUSE	0	100	26	12			312.00	SF	32.00	32.00	100	2004	2004	3	23	2,296
11	0007	ELECTRIC L	0	100	0	0			1.00	UT	12,000.00	12,000.00	100	2004	2004	3	23	2,760
12	0250	ASPHALT AV	0	100	120	9			1,080.00	SF	3.20	3.20	100	2005	2005	3	24	829

TOTAL OB/CF																							
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DPTH 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	100			80.00	275.00	1.00	LT	1.00	1.00	1.00	155,000.00	155,000.00	155,000							

REVIEW DATE 02/12/2020 BY MMJT Total Acres: 0.51 Total Land Value: 155,000 Market: 0 Agricultural: 0 Common: 155,000 PRINTED 05/06/2026 BY SYS																							
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