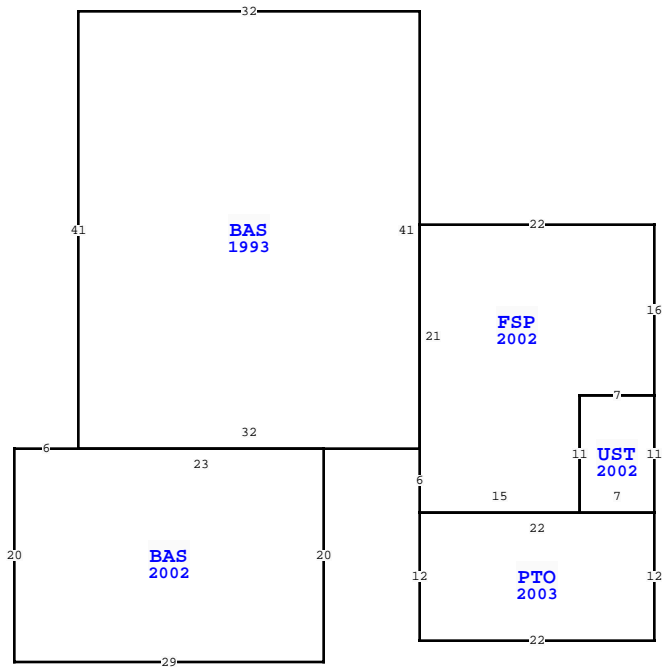


ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	13	GALVALUM	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	11	CLAY TILE	100		
Heating Type	13	HEAT PUMP	100		
Air Condition	13	HEAT PUMP	100		
Bedrooms		3	100		
Bathrooms		2	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	27.100	1.60/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,312	100	1993	1,312	88,303
BAS	580	100	2002	580	39,036
FSP	517	55	2002	284	19,114
PTO	264	5	2003	13	875
UST	77	45	2002	35	2,356
TOTALS	2,750			2,224	149,684

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% - 2022			374,210	1955	1960	0	0	60.00	40.00
Heated Area: 1892 HX Base Yr 2022											



WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	149,684			
TOTAL MARKET OB/XF VALUE	20,858			
TOTAL LAND VALUE - MARKET	155,000			
TOTAL MARKET VALUE	325,542			
SOH/AGL Deduction	85,947			
ASSESSED VALUE	239,595			
TOTAL EXEMPTION VALUE	HX HB	50,000		
BASE TAXABLE VALUE	189,595			
TOTAL JUST VALUE	325,542			
NCON VALUE	1,414			
INCOME VALUE				
PREVIOUS YEAR MKT VALUE	273,756			
MM PRMT CK - CH HTTP & XFOB DIMENS. CC 08/09/2023.				
BLDG EYB1964 NEW ROOF PAVERS				
PARCEL 07-6S-01W-027-04692-000				
FC WALK DOCKS BOAT SHED LIFT 50% SHARE WITH				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
OBN23-00001	REPAIRS-CC	0	02/06/2023	
21000051	ROOF OVER-CO	0	01/22/2021	
29058	ADD	0	05/21/2002	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1347/0650	2/12/2024	WD Q	I 01	575,000
GRANTOR: UTT STEPHEN L & CHRIS				
GRANTEE: FUSCO ANTHONY & MOL				
1187/0603	1/05/2021	WD Q	I 01	324,000
GRANTOR: RHODES TERRY L & MONG				
GRANTEE: UTT STEPHEN L & CHR				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=1993] W32 S41 BAS=[YR=2002] W6 S20 E29 N20 W23\$ E32				
FSP=[YR=2002] S6 PTO=[YR=2003] S12 E22 N12 W22\$ E15				
UST=[YR=2002] E7 N11 W7 S11\$ N11 E7 N16 W22 S21\$ N41\$.				

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	0605	PORT VINYL	0	100	8	12	SF	0.00	0.00	100	1980	1980	3	20	0	
2	0080	4' CHAINLI	0	100	0	0	LF	20.80	20.80	100	2003	2003	3	21	961	
3	0210	CONCRETE D	0	100	0	0	SF	9.60	9.60	100	2002	2002	3	20	568	
4	0210	CONCRETE D	0	100	0	0	SF	9.60	9.60	100	2003	2003	3	21	4,411	
5	0211	CONCRETE W	0	100	16	4	SF	9.60	9.60	100	2003	2003	3	21	129	
6	0375	WOOD WALK	0	100	277	4	SF	24.00	24.00	100	2006	2006	3	27	3,590	
7	0350	BOATDOCK A	0	100	29	4	SF	42.24	42.24	100	2006	2006	GD	27	661	
8	0350	BOATDOCK A	0	100	22	12	SF	42.24	42.24	100	2006	2006	GD	27	1,505	
9	0350	BOATDOCK A	0	100	26	4	SF	42.24	42.24	100	2006	2006	GD	27	593	
10	0330	BOAT SHED	0	100	26	12	SF	24.00	24.00	100	2006	2006	3	27	1,011	
TOTALS															13,429	

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	100			80.00	272.00	1.00	LT		1.00	1.00	1.00	155,000.00	155,000.00	155,000							

