

ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	03	MASONRY	100		
Exterior Wall	05	HARDIE	BRD	100	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	13	GALVALUM	100		
Interior Wall	05	DRYWALL	50		
Interior Wall	06	CUST PANEL	50		
Interior Floor	11	CLAY TILE	100		
Heating Type	02	CONVECTION	100		
Air Condition	02	WINDOW	100		
Bedrooms		2	100		
Bathrooms		0	100		
Story Height		0	100		
Stories	1.	1.	100		
Units		0	100		
Quality	03	AVERAGE			
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	900	100	1993	900	109,033
PTO	370	5	1993	18	2,181
USP	80	40	1993	32	3,877
TOTALS	1,350			950	115,091

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	0% - 2023			185,630	1952	1985		0	0	38.00	62.00	
Heated Area: 900 HX Base Yr													
BLD DATE	05/16/2018		MMTP	LGL DATE	05/16/2018		MMTP						
XF DATE	05/16/2018		MMTP	LAND DATE	05/16/2018		MMTP						
INC DATE				AG DATE									

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			115,091
TOTAL MARKET OB/XF VALUE			5,975
TOTAL LAND VALUE - MARKET			155,000
TOTAL MARKET VALUE			276,066
SOH/AGL Deduction			3,220
ASSESSED VALUE			272,846
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			272,846
TOTAL JUST VALUE			276,066
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			248,042
2023 AMENDED TRIM AFTER CHANGES BY EB			
CHG RCVR, CHG USP TO PTO IN TRAVERSE			
MM 5YR CK - EYB 1952-1956 FOR NEW ROOFING			
5 YR PRCL CHK N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
17000439	ELECTRICAL	0	03/30/2017
15000302	DOCK	0	04/20/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1296/0582	12/27/2022	WD	Q	I	01	305,000
GRANTOR: RAGSDALE JOHN C						
GRANTEE: MOREHOUSE CHRISTY M						
0788/0692	3/03/2009	WD	U	I	12	206,000
GRANTOR: LASALLE BANK NA AS TR						
GRANTEE: RAGSDALE JOHN C						

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	0001	BLOCK UTIL	0	0	8	12	96.00	SF	25.60	25.60	100	1980	1980	3	20	492	
2	0001	BLOCK UTIL	0	0	18	12	216.00	SF	25.60	25.60	100	1980	1980	3	20	1,106	
3	0210	CONCRETE D	0	0	36	28	1,008.00	SF	9.60	9.60	100	1980	1980	3	20	1,935	
4	0210	CONCRETE D	0	0	14	10	140.00	SF	9.60	9.60	100	1980	1980	3	20	269	
5	0210	CONCRETE D	0	0	100	10	1,000.00	SF	9.60	9.60	100	1990	1990	3	20	1,920	
6	0211	CONCRETE W	0	0	66	2	132.00	SF	9.60	9.60	100	1980	1980	3	20	253	
TOTALS														5,975			

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=1993] W6 PTO=[YR=1993] N10 W37 S10 E37\$ W44 S18 E24													
USP=[YR=1993] S8 E10 N8W10\$ E26 N18\$.													

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	000132	C	SFR RIVER	0			80.00	278.00	1.00	LT		1.00	1.00	1.00	155,000.00	155,000.00	155,000							