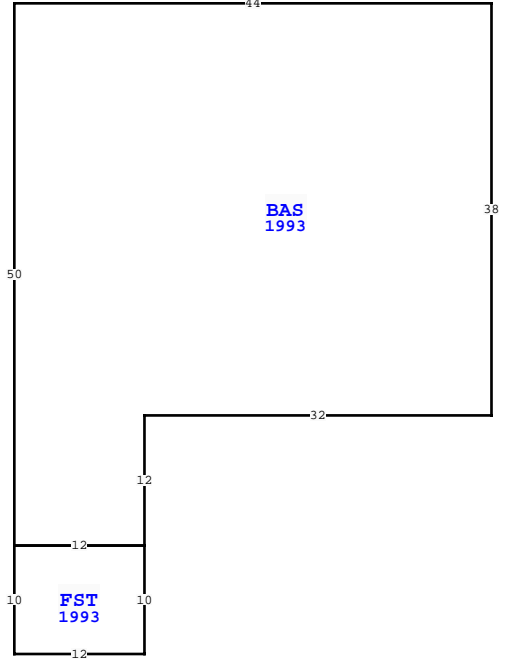




ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	03	MASONRY		100	
Exterior Wall	17	CB	STUCCO	100	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	13	GALVALUM		100	
Interior Wall	05	DRYWALL		100	
Interior Floo	05	ASPH	TILE	70	
Interior Floo	14	CARPET		30	
Heating Type	04	AIR DUCTED		100	
Air Condition	03	CENTRAL		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	28.00			1.60/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,816	100	1993	1,816	106,076
FST	120	55	1993	66	3,855
TOTALS	1,936			1,882	109,931

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%	- 2021								
Heated Area: 1816						HX Base Yr 2021					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			109,931
TOTAL MARKET OB/XF VALUE			19,407
TOTAL LAND VALUE - MARKET			155,000
TOTAL MARKET VALUE			284,338
SOH/AGL Deduction			78,324
ASSESSED VALUE			206,014
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			156,014
TOTAL JUST VALUE			284,338
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			229,639
ADD HX & PORT FOR 2021- HANDVERGER			
LAND USE CODE			
5 YR PRCL CK, CHG CODE LN 2, CHG RCVR, QUAL,			
COA PER TCO			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
17001118	ELECTRIC	0	08/14/2017
17000016	HVAC C/O	0	08/07/2017
201137	DOCKS/SEAWALLS	0	01/20/2011
026883	ROOF	0	08/14/2000
23036	N/A	0	12/17/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1069/0694	4/12/2018	WD Q	Q	I	01	250,000
GRANTOR: SINGLETARY MORRIS REV						
GRANTEE: HANDVERGER KARL D &						
0794/0328	5/20/2009	WD Q	Q	I	01	285,000
GRANTOR: JOHNSON ARTHUR GEORGE						
GRANTEE: SINGLETARY MORRIS &						

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	0170	GARAGE UNF	0	100	22	24			528.00	SF	1990	1990	3	47	9,926	
2	0625	PORT WD UT	0	100	12	16			192.00	SF	1990	1990	3	20	369	
3	0870	SEAWALL AL	0	100	0	0			77.00	LF	1991	1991	3	20	1,257	
4	0770	PUMP HOUSE	0	100	4	4			16.00	SF	1992	1992	3	0	0	
5	0420	CABANA AVE	0	100	10	10			100.00	SF	1992	1992	3	20	800	
6	0090	CHAINLINK	0	100	0	0			620.00	LF	1992	1992	3	20	2,381	
7	0213	CONCRETE P	0	100	0	0			400.00	SF	2009	2009	3	100	3,840	
8	0211	CONCRETE W	0	100	45	3			135.00	SF	2009	2009	3	39	505	
9	0211	CONCRETE W	0	100	22	4			88.00	SF	2009	2009	3	39	329	

TOTAL OB/XF												19,407												
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	100			80.00	320.00	1.00	LT		1.00	1.00	1.00	155,000.00	155,000.00	155,000							

BUILDING NOTES											
BAS=[YR=1993] W44 S50 FST=[YR=1993] S10 E12 N10 W12S E12 N12 E32 N38S.											

BUILDING DIMENSIONS											
BAS=[YR=1993] W44 S50 FST=[YR=1993] S10 E12 N10 W12S E12 N12 E32 N38S.											