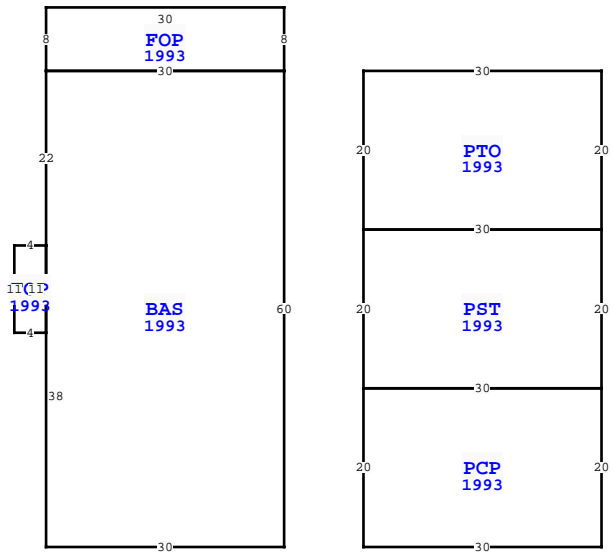




ELEMENT		CD	BUILDING CHARACTERISTICS		CONSTRUCTION	
Foundation	04	PILE WOOD	100			
Frame	02	WOOD FRAME	100			
Exterior Wall	30	VINYL	100			
Roof Structur	03	GABLE/HIP	100			
Roof Cover	12	MODULAR MT	100			
Interior Wall	04	PLYWOOD	100			
Interior Floo	08	SHT VINYL	100			
Heating Type	04	AIR DUCTED	100			
Air Condition	03	CENTRAL	100			
Bedrooms		3	100			
Bathrooms		1.5	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	28.00	1.60/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	
BAS	1,800	100	1993	1,800	212,642	
DCK	24	10	2018	2	237	
FOP	44	30	1993	13	1,536	
FOP	240	30	1993	72	8,506	
PCP	600	10	1993	60	7,088	
PST	600	15	1993	90	10,632	
PTO	600	5	1993	30	3,544	
TOTALS	3,908			2,067	244,184	

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: 1800					HX Base Yr 2021			



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY	STANDARD					
Tax Group: 3	Tax Dist:					
BUILDING MARKET VALUE	244,184					
TOTAL MARKET OB/XF VALUE	10,691					
TOTAL LAND VALUE - MARKET	80,000					
TOTAL MARKET VALUE	334,875					
SOH/AGL Deduction	16,783					
ASSESSED VALUE	318,092					
TOTAL EXEMPTION VALUE	50,000			HX HB		
BASE TAXABLE VALUE	268,092					
TOTAL JUST VALUE	334,875					
NCON VALUE	0					
INCOME VALUE	0					
PREVIOUS YEAR MKT VALUE	330,661					
INCR EYB 1988-1990 HVAC OB23-456 CC 9/1/2023						
ADD HX FOR 2021-ALDEN						
COA PER TCO						
MINOR DAMAGE TO EXT ALL REPAIRS MADE IN 2018						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
OB23-000456	HVAC CHANGE OUT-C		09/01/2023			
18001073	REPAIRS-CO	0	10/23/2018			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1338/0780	11/29/2023	QC	U	I	11	100
GRANTOR: ALDEN WILLIAM M & LOR						
GRANTEE: ALDEN WILLIAM M & L						
1145/0667	3/31/2020	WD	Q	I	01	309,000
GRANTOR: NIBLETT JACKIE L & KA						
GRANTEE: ALDEN WILLIAM & LOR						
BUILDING NOTES						
BUILDING DIMENSIONS						
FOP=[YR=1993] W30 S8 E30 BAS=[YR=1993] W30 S22 FOP=[YR=1993] W4 S11 E4 N11 S38 E30 N60 PTR=E10 PTO=[YR=1993] S20 PST=[YR=1993] S20 PCP=[YR=1993] S20 E30 N20 W30 E30 N20 W30 E30 N20 W30 W10 S N8 PTR=N10 W13 DCK=[YR=2018] N4 W6 S4 E6 S10 E13 S.						

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	0872	SEAWALL VI	0	100	0	0			80.00	LF	60.80					973
2	0375	WOOD WALK	0	100	196	4			784.00	SF	24.00					5,080
3	0350	BOATDOCK A	0	100	20	12			240.00	SF	42.24					2,737
4	0210	CONCRETE D	0	100	33	30			990.00	SF	9.60					1,901
TOTALS														10,691		

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	100			80.00	187.00	1.00	LT		1.00	1.00	0.80	100,000.00	80,000.00	80,000							