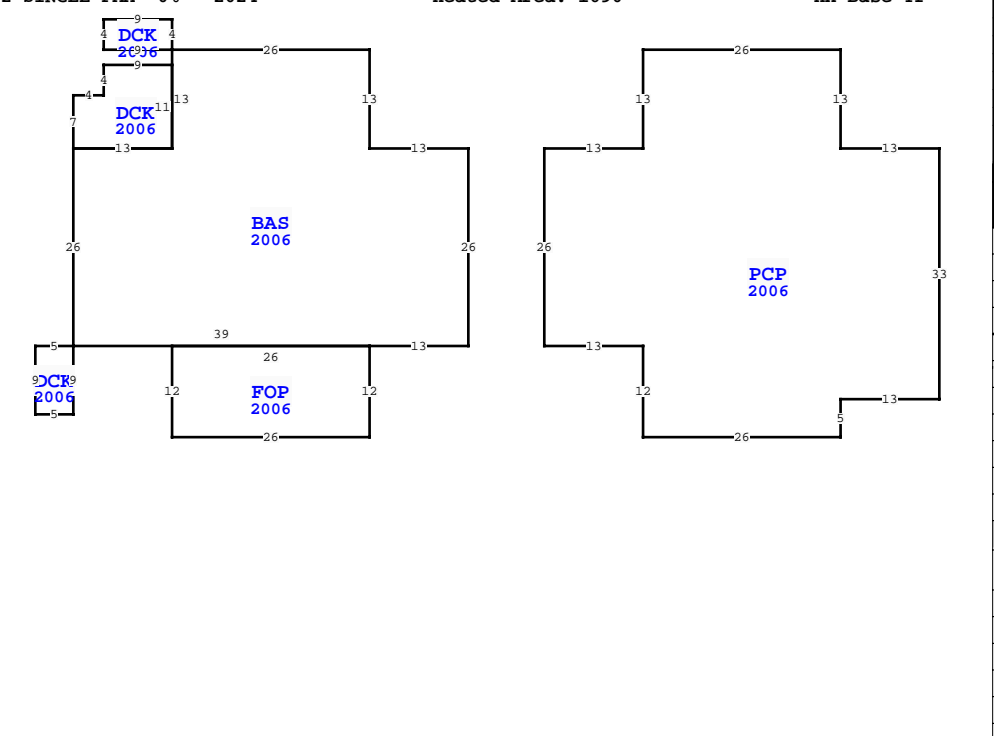




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	05	PILE CONCR 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 80
Interior Floor	11	CLAY TILE 20
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,014	143.4000	149.85	301,798	2006	2006	0	0	17.00	83.00		



Quality		03 AVERAGE			
DOR CODE		0100 SINGLE FAMILY			
MAP NUM	4	MKT AREA	03		
NEIGHBORHOOD/LOC		28.10 1.10/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,690	100	2006	1,690	210,195
DCK	36	10	2006	4	497
DCK	45	10	2006	4	497
DCK	127	10	2006	13	1,617
FOP	312	30	2006	94	11,691
PCP	2,093	10	2006	209	25,995
<b>TOTALS</b>	<b>4,303</b>			<b>2,014</b>	<b>250,492</b>

WAKULLA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY			STANDARD	
Tax Group: 3			Tax Dist:	
BUILDING MARKET VALUE			250,492	
TOTAL MARKET OB/XF VALUE			2,924	
TOTAL LAND VALUE - MARKET			25,000	
TOTAL MARKET VALUE			278,416	
SOH/AGL Deduction			0	
ASSESSED VALUE			278,416	
TOTAL EXEMPTION VALUE			0	
BASE TAXABLE VALUE			278,416	
TOTAL JUST VALUE			278,416	
NCON VALUE			0	
INCOME VALUE			0	
PREVIOUS YEAR MKT VALUE			258,629	

COA PER NCOA REPORT			
5 YR PRCL CK, CHG RCVR, FLOR.			
DEL XFOB LN 5 DESTROYED IN HURRICANE MICHAEL			
ADD HX FOR 2016			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000022	MECH	0	01/16/2019
2012773	REPAIR	0	11/16/2012
20051624	SFD-CO	0	10/07/2005
30293	REMODEL	0	05/21/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1323/0788	6/29/2023	WD Q	Q	I	01	340,000

GRANTOR: BYRD FAMILY PROPRTIE						
GRANTEE: TYLABELL PROPERTIES						
1323/0785	6/29/2023	QC U	I	11		100
GRANTOR: BYRD ALLEN						
GRANTEE: BYRD FAMILY PROPERT						

BUILDING NOTES									
BUILDING DIMENSIONS									
BAS=[YR=2006] W13 N13 W26 DCK=[YR=2006] N4 W9 S4 E9\$ S13 W13 DCK=[YR=2006] E13 N11 W9 S4 W4 S7\$ S26 DCK=[YR=2006] W5 S9 E5 N9\$ E39 FOP=[YR=2006] W26 S12 E26 N12\$ E13 N26\$ PTR=E10 PCP=[YR=2006] S26 E13 S12 E26 N5 E13 N33 W13 N13 W26 S13 W13\$ W10\$.									

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	0620	WOOD UTL B	0	0	10	16	160.00	SF	6.00	6.00	100	1991	1991	3	20	192	
2	0820	SEAWALL,WO	0	0	0	0	55.00	LF	34.00	34.00	100	1998	1998	3	20	374	
3	0210	CONCRETE D	0	0	40	12	480.00	SF	6.00	6.00	100	2006	2006	3	27	778	
4	0210	CONCRETE D	0	0	114	11	1,254.00	SF	6.00	6.00	100	2003	2003	3	21	1,580	

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	000131	C	SFR CANAL	0			75.00	148.00	1.00	UT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							