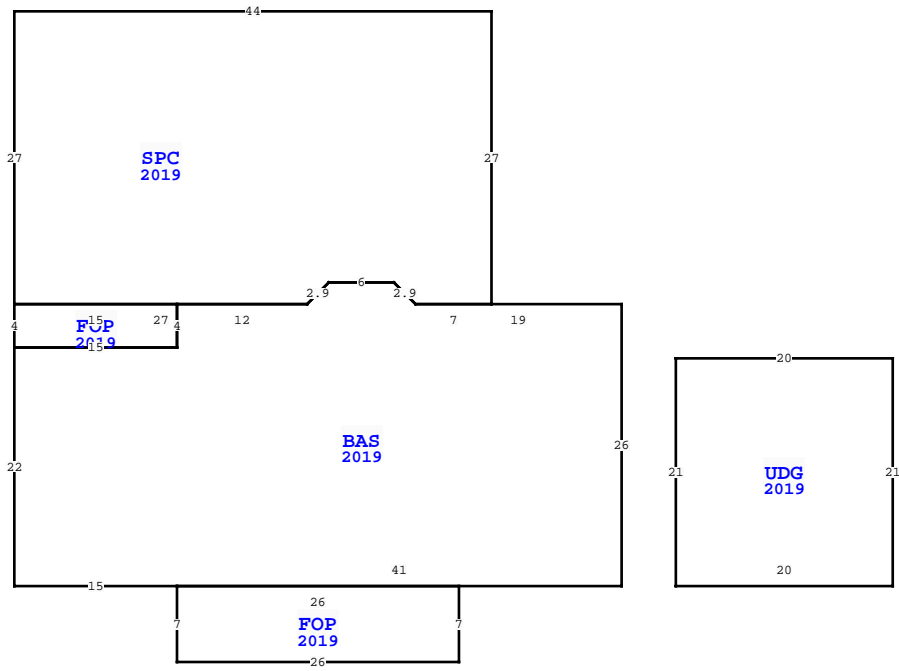




ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	05	WOOD	FRAME	100	
Exterior Wall	02	HARDIE	BRD	100	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floop	14	CARPET	70		
Interior Floop	11	CLAY TILE	30		
Ceiling	09	9 FT	100		
Heating 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	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	1	MKT AREA	09		
NEIGHBORHOOD/LOC	176.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,412	100	2019	1,412	156,848
FOP	60	30	2019	18	2,000
FOP	182	30	2019	55	6,109
SPC	1,172	20	2019	234	25,993
UDG	420	55	2019	231	25,660
TOTALS	3,246			1,950	216,609

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%	- 2024								
Heated Area: 1412						HX Base Yr 2023					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		216,609	
TOTAL MARKET OB/XF VALUE		10,411	
TOTAL LAND VALUE - MARKET		50,000	
TOTAL MARKET VALUE		277,020	
SOH/AGL Deduction		0	
ASSESSED VALUE		277,020	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		227,020	
TOTAL JUST VALUE		277,020	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		279,641	
ADD HX &PORT FOR 2020- MCGRATH &WORSCH			
RCVD DR501R FOR WONSCH/LEON COUNTY			
5 YR PRCL CH, PU NEW SFD & XFOB LN 2-8			
2020 OUTGOING DR501T SENT TO LEON COUNTY			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000901	POOL ENCLOSURE-CO	0	06/13/2019
19000351	SWIMMING POOL-CO	0	03/26/2019
18001257	SFD-CO	0	11/28/2018
19712	N/A	0	06/01/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1267/0456	5/26/2022	WD Q	Q	I	01	465,000
GRANTOR: MCGRATH SHAWN & CRYST						
GRANTEE: PORTER KEITH FRANKL						
1073/0539	5/16/2018	WD Q	Q	I	01	45,000
GRANTOR: PAUL RANDY FRANKLIN &						
GRANTEE: MCGRATH SHAWN & CRY						

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	0625	PORT WD UT	0	100	8	12			96.00	SF	6.00	100	1996	1996	3	20	115
2	0210	CONCRETE D	0	100	16	21			336.00	SF	6.00	100	2019	2019	3	85	1,714
3	0211	CONCRETE W	0	100	53	3			159.00	SF	6.00	100	2019	2019	3	85	811
4	0211	CONCRETE W	0	100	4	4			16.00	SF	6.00	100	2019	2019	3	85	82
5	0625	PORT WD UT	0	100	16	10			160.00	SF	6.00	100	2019	2019	3	85	816
6	0055	PORTABLE C	0	100	35	18			630.00	SF	3.00	100	2019	2019	3	85	1,607
7	0700	PORT BLDG	0	100	20	10			200.00	SF	8.00	100	2019	2019	3	92	1,472
8	0211	CONCRETE W	0	100	0	0			744.00	SF	6.00	100	2019	2019	3	85	3,794

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	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							