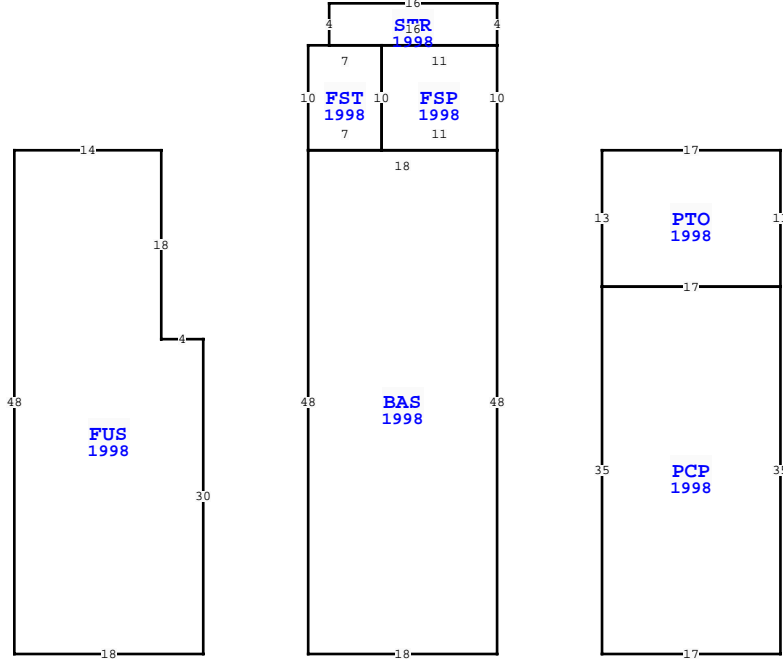




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	05	PILE CONCR 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		2 100
Bathrooms		2.5 100
Story Height		0 100
Stories	2.	2. 100
Units		0 100
Quality	03	AVERAGE
DOR CODE	0401 TOWNHOUSE	
MAP NUM	4	MKT AREA 03
NEIGHBORHOOD/LOC	256.00 1.50/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	864	100
FSP	110	55
FST	70	55
FUS	792	100
PCP	595	10
PTO	221	5
STR	64	10
TOTALS	2,716	1,831

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	TWNHSE	100%	- 2022								
Heated Area: 1656 HX Base Yr 2022											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	193,027		
TOTAL MARKET OB/XF VALUE	858		
TOTAL LAND VALUE - MARKET	30,000		
TOTAL MARKET VALUE	223,885		
SOH/AGL Deduction	18,321		
ASSESSED VALUE	205,564		
TOTAL EXEMPTION VALUE	50,000		
BASE TAXABLE VALUE	155,564		
TOTAL JUST VALUE	223,885		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	234,314		
MM 5 YR CK, CORR XFOB DIMENS.			
COA PER TCO			
JB ADJUSTED NBHD CODE			
REINSTATE 10% CAP, DEED POSTED IN ERROR			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB24-000098	HVAC CHANGE OUT-C		02/21/2024
2013462	WINDOWS/DOORS	0	07/11/2013
2010871	REMODEL	0	08/18/2010
023349	CONDO	0	03/12/1998
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD SALE PRICE
0785/0170	1/30/2009	WD Q	I 01 150,000
GRANTOR: JESSUP BEN E & JESSUP			
GRANTEE: FUDULOFF MIKE & FUD			
0336/0361	10/13/1998	WD Q	I 160,100
GRANTOR:			
GRANTEE:			
BUILDING NOTES			
BUILDING DIMENSIONS			
STR=[YR=1998] W16 S4 E16 FSP=[YR=1998] W11 FST=[YR=1998] W7 S10 E7 N10\$ S10 E11 BAS=[YR=1998] W18 S48 PTR=W10 FUS=[YR=1998] N30 W4 N18 W14 S48 E18 \$ E10\$ E18 PTR=E10 PCP=[YR=1998] E17 N35 PTO=[YR=1998] N13 W17 S13 E17\$ W17 S35\$ W10\$ N48\$ N10\$ N4\$.			

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	0060	DECK WOOD	0	100	16	14			5.00	100	2000	2000	3	20	224	
2	0610	VINYL UTL	0	100	8	6	SF	6.00	6.00	100	2000	2000	3	20	58	
3	0060	DECK WOOD	0	100	12	16	SF	5.00	5.00	100	2010	2010	3	60	576	
TOTALS																

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000810	C	TOWNHOUSE1	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							