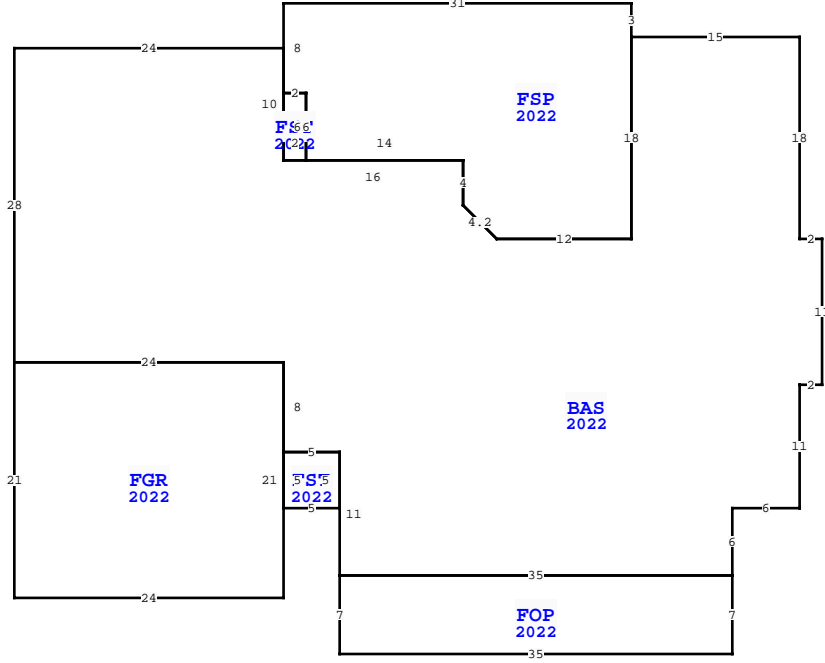




ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	05	WOOD	FRAME	100	
Exterior Wall	02	HARDIE	BRD	90	
Exterior Wall	11	AVERAGE		10	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		100	
Interior Floo	11	CLAY TILE		80	
Interior Floo	14	CARPET		20	
Heating Type	13	HEAT PUMP		100	
Air Condition	13	HEAT PUMP		100	
Bedrooms		4		100	
Bathrooms		3		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	416.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,374	100	2022	2,374	283,347
FGR	504	50	2022	252	30,077
FOP	245	30	2022	74	8,832
FSP	523	55	2022	288	34,374
FST	12	55	2022	7	836
FST	25	55	2022	14	1,671
TOTALS	3,683			3,009	359,137

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: 2374						HX Base Yr 2023					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			359,137
TOTAL MARKET OB/XF VALUE			45,163
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			464,300
SOH/AGL Deduction			0
ASSESSED VALUE			464,300
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			414,300
TOTAL JUST VALUE			464,300
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			460,542
JS PERMIT CK; PU XFOBS CC NOV2022			
MM NEW SFR XFOBS CO 07/14/2022			
PER NEW SUB #416 PRESERVE AT WAKULLA STATION			
NEW PRCL FROM 05086-000			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22001049	POLE BARN-CC	0	10/21/2022
21001209	SFD-CO	0	12/07/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1277/0596	7/27/2022	WD Q	Q	I	01	475,500
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: CARPENTER ROGER DWA						
1156/0784	2/06/2020	CR U	V	11		100
GRANTOR: ST JOE TIMBERLAND COM						
GRANTEE: GOLDEN CONSTRUCTION						

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	0140	FIRE PLACE	0	100	0	1.00	UT	1,900.00	1,900.00	100	2022	2022	3	98	1,862	
2	0210	CONCRETE D	0	100	166	1,992.00	SF	6.00	6.00	100	2022	2022	3	97	11,593	
3	0210	CONCRETE D	0	100	0	436.00	SF	6.00	6.00	100	2022	2022	3	97	2,538	
4	0211	CONCRETE W	0	100	61	244.00	SF	6.00	6.00	100	2022	2022	3	97	1,420	
5	0025	BARN, POLE	0	100	48	1,728.00	SF	12.50	12.50	100	2022	2022	3	97	20,952	
6	0211	CONCRETE W	0	100	30	90.00	SF	6.00	6.00	100	2022	2022	3	97	524	
7	0211	CONCRETE W	0	100	6	24.00	SF	6.00	6.00	100	2022	2022	3	97	140	
8	0210	CONCRETE D	0	100	0	1,054.00	SF	6.00	6.00	100	2022	2022	3	97	6,134	

LAND DESCRIPTION																								
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		RR2	0.00	0.00	1.00	LT		1.00	1.00	1.00	60,000.00	60,000.00	60,000							

BUILDING NOTES											
BLD DATE											
XF DATE											
INC DATE											
LGL DATE											
LAND DATE											
AG DATE											
10/01/2021 PB											

BUILDING DIMENSIONS											
BAS=[YR=2022] W15 FSP=[YR=2022] N3W3L8 FST=[YR=2022] S6E2N6W2\$ E2S6E14S4 D3 R3 E12N18\$S18W12 L3 U3 N4W16N10 W24S28E24 FGR=[YR=2022] W24S21E24N21 \$S8E5 FST=[YR=2022] W5S5E5N5\$S11E35 FOP=[YR=2022] W35S7E35N7\$N6E6N11E2 N13W2N18\$.											