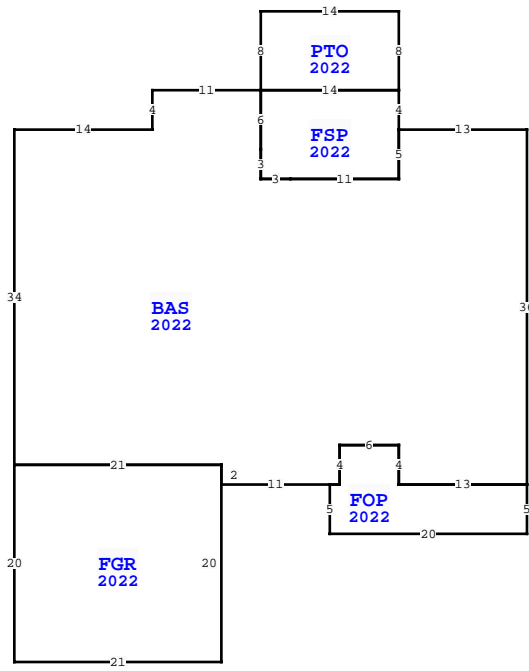




ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame	02		WOOD	FRAME 100	
Exterior Wall	05		HARDIE	BRD 100	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	03		COMP SHNGL	100	
Interior Wall	05		DRYWALL	100	
Interior Floo	11		CLAY TILE	100	
Heating Type	04		AIR DUCTED	100	
Air Condition	03		CENTRAL	100	
Bedrooms			4	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	416.00		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,780	100	2022	1,780	217,632
FGR	420	50	2022	210	25,676
FOP	124	30	2022	37	4,524
FSP	126	55	2022	69	8,437
PTO	112	5	2022	6	734
TOTALS	2,562			2,102	257,001

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%	- 2023		259,597	2022	2022	0	0	1.00	99.00
Heated Area: 1780						HX Base Yr 2023					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			257,001
TOTAL MARKET OB/XF VALUE			14,299
TOTAL LAND VALUE - MARKET			60,000
TOTAL MARKET VALUE			331,300
SOH/AGL Deduction			84,148
ASSESSED VALUE			247,152
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			197,152
TOTAL JUST VALUE			331,300
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			326,743
PU XFOB BY PRMT NO INSP LW			
PORT FROM MARION SWART			
FR PU SFD AND XFOBS			
PER NEW SUB #416 PRESERVE AT WAKULLA STATION			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN24-00025	SOLAR PANELS-CC		06/04/2024
22000138	SFD-CO	0	02/14/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1279/0185	8/12/2022	WD Q	Q	I	01	345,000
GRANTOR: GOLDEN CONSTRUCTIN CO						
GRANTEE: SWART JAMES B & BUR						
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	0210	CONCRETE D	0	100	0	2,193.00	SF	6.00	6.00	100	2022	2022	3	97	12,763	
2	0211	CONCRETE W	0	100	66	264.00	SF	6.00	6.00	100	2022	2022	3	97	1,536	
3	1450	SOLAR PANE	0	100	0	23.00	UT	0.00	0.00	100	2024	2023	AV	100	0	

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

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2022] W13 FSP=[YR=2022] N4 PTO=[YR=2022] N8 W14 S8 E14\$ W14 S6 S3 E3 E11 N5\$ S5 W11 W3 N3 N6 W11 S4 W14 S34 FGR=[YR=2022] S20 E21 N20 W21\$ E21 S2 E11 FOP=[YR=2022] S5 E20 N5 W13 N4 W6 S4 W1\$ E1 N4 E6 S4 E13 N36\$.											

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