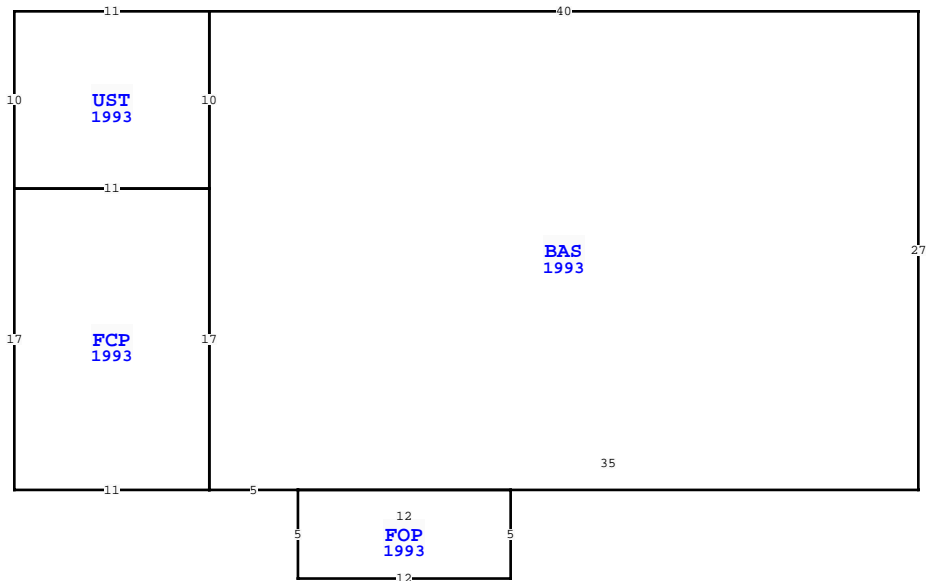


ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
19	COMMON BRK 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
07	VYL PLANK 100				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
	3 100				
	2 100				
1.	8 100				
1.	1. 100				
03	AVERAGE				
0100	SINGLE FAMILY				
2	MKT AREA	10			
000		1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,080	100	1993	1,080	117,436
FCP	187	25	1993	47	5,111
FOP	60	30	1993	18	1,957
UST	110	45	1993	50	5,437
TOTALS	1,437			1,195	129,941

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,195	118.0000	112.10	133,960	1978	2020	0	0	3.00	97.00
1 SINGLE FAM 0% - 2024 Heated Area: 1080 HX Base Yr											
											
BLD DATE 08/21/2018 RTJT				LGL DATE 08/21/2018 RTJT				08/21/2018 RTJT			
XF DATE 08/21/2018 RTJT				LAND DATE							
INC DATE				AG DATE							

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			129,941
TOTAL MARKET OB/XF VALUE			1,008
TOTAL LAND VALUE - MARKET			15,000
TOTAL MARKET VALUE			145,949
SOH/AGL Deduction			0
ASSESSED VALUE			145,949
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			145,949
TOTAL JUST VALUE			145,949
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			88,872
RECENT RENOVATION			
INCR EYB 1978-1982 REROOF OB23-291 CC 6/27/2023			
FR 5 YR CK, PU FLOR			
FRANK SIMMONS DC OR 1230 P 152			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB23-000291	RE-ROOF-CC	0	06/14/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1341/0252	12/18/2023	WD Q	Q	I	01	215,400
GRANTOR: WEDGEWOOD PROPERTIES						
GRANTEE: DYE LUCAS JARRON-MI						
1315/0475	5/26/2023	WD Q	Q	I	01	115,000
GRANTOR: MCCARTY ERIKA						
GRANTEE: WEDGEWOOD PROPERTIE						

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	0213	CONCRETE P	0	0	14	12		6.00	100	1980	1980	3	100	1,008	

BUILDING NOTES											
BAS=[YR=1993] W40 UST=[YR=1993] W11 S10 E11 N10\$ S10											
FCP=[YR=1993] W11 S17 E11 N17\$ S17 E5 FOP=[YR=1993] S5 E12 N5											
W12\$ E35 N27\$.											

BUILDING DIMENSIONS											
BAS=[YR=1993] W40 UST=[YR=1993] W11 S10 E11 N10\$ S10											
FCP=[YR=1993] W11 S17 E11 N17\$ S17 E5 FOP=[YR=1993] S5 E12 N5											
W12\$ E35 N27\$.											

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	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	15,000.00	15,000.00	15,000							