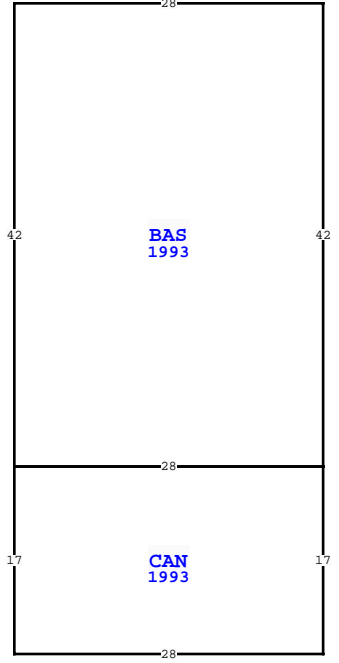




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
03	MASONRY 100				
15	CONC BLOCK 100				
01	FLAT 100				
04	BUILT-UP 100				
02	WALL BD/WD 100				
03	CONC FINSH 100				
01	FIN.SUSPD 100				
04	AIR DUCTED 100				
03	CENTRAL 100				
	7 100				
	0 100				
	2 100				
1.	1. 100				
00	N/A 100				
	0 100				
08	FAIR				
2100	RESTAURANTS/CAFE				
1	MKT AREA		07		
73.00		1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,176	100	1993	1,176	56,359
CAN	476	30	1993	143	6,853
TOTALS	1,652			1,319	63,212

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	RESTAURANT	0% - 0		76.07	100,336	1956	2000	0	0	37.00	63.00
Heated Area: 1176						HX Base Yr					



WAKULLA COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY	Tax Group: 4	STANDARD	
BUILDING MARKET VALUE	Tax Dist:		
TOTAL MARKET OB/XF VALUE			63,212
TOTAL LAND VALUE - MARKET			2,655
TOTAL MARKET VALUE			45,000
SOH/AGL Deduction			110,867
ASSESSED VALUE			38,908
TOTAL EXEMPTION VALUE			71,959
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			71,959
NCON VALUE			110,867
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			113,014

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17000791	COMM HOOD-CO	0	06/19/2017
17000824	COMM HOOD-CO	0	06/14/2017
2014959	SAFETY	0	12/05/2014
2012466	RE-ROOF	0	07/17/2012
2007363	A/C	0	03/16/2007
20051302	DEMO SFD/APARTMEN	0	08/25/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0936/0248	3/24/2014	WD Q	I		01	135,000
GRANTOR: DUNBAR STEVEN G						
GRANTEE: KEY WEST NORTH LLC						
0575/0825	1/21/2005	WD U	I			250,000
GRANTOR: GOLDENETZ DEWEY FREDE						
GRANTEE: DUNBAR						

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	0250	ASPHALT AV	0	0	0	0	950.00	SF	2.00	2.00	100	1997	1997	3	20	380	
2	0211	CONCRETE W	0	0	0	0	476.00	SF	6.00	6.00	100	1980	1980	3	20	571	
3	0700	PORT BLDG	0	0	8	12	96.00	SF	0.00	0.00	100	1995	1995	3	52	0	
4	0213	CONCRETE P	0	0	12	8	96.00	SF	6.00	6.00	100	1980	1980	3	100	576	
5	0060	DECK WOOD	0	0	10	18	180.00	SF	5.00	5.00	100	2005	2005	3	20	180	
6	0060	DECK WOOD	0	0	12	12	144.00	SF	5.00	5.00	100	2014	2014	3	79	569	
7	0955	PRIVACY FE	0	0	0	0	32.00	LF	15.00	15.00	100	2014	2014	3	79	379	

TOTAL OB/XF												2,655					
859 PORT LEON DR, ST MARKS																	
BLD DATE		03/05/2019		RTSR		LGL DATE											
XF DATE		03/05/2019		RTSR		LAND DATE		03/05/2019		RTSR							
INC DATE						AG DATE											

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=1993] W28 S42 CAN=[YR=1993] S17 E28 N17 W28S E28 N42S.											

LAND DESCRIPTION												TOTAL OB/XF												2,655					
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	002100	C	RESTAURANT	0			50.00	120.00	100.00	FF		1.00	1.00	1.00	450.00	450.00	45,000												