

ELEMENT		CD		CONSTRUCTION	
Foundation	01	WOOD	FRAME	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	04	SINGLE	SID	50	
Exterior Wall	06	BD/BATTEN		50	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	13	GALVALUM		100	
Interior Wall	05	DRYWALL		50	
Interior Wall	06	CUST PANEL		50	
Interior Floo	07	VYL PLANK		50	
Interior Floo	09	PINE WOOD		50	
Heating Type	04	AIR DUCTED		100	
Air Condition	03	CENTRAL		100	
Bedrooms		2		100	
Bathrooms		2		100	
Story Height		0		100	
Stories	2.	2.		100	
Units		0		100	
Quality	02	BELOW AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	5	MKT AREA		08	
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,020	100	1993	1,020	41,915
FUS	596	100	1993	596	24,492
UOP	64	20	1993	13	534
USP	77	40	2002	31	1,274
USP	256	40	2003	102	4,191
TOTALS	2,013			1,762	72,406

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%	- 2015		153,664	1976	1976	0	0	52.88	47.12
				Heated Area: 1616			HX Base Yr 2015				

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	72,406		
TOTAL MARKET OB/XF VALUE	3,498		
TOTAL LAND VALUE - MARKET	37,500		
TOTAL MARKET VALUE	113,404		
SOH/AGL Deduction	26,149		
ASSESSED VALUE	87,255		
TOTAL EXEMPTION VALUE	WX HX HB	55,000	
BASE TAXABLE VALUE	32,255		
TOTAL JUST VALUE	113,404		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	115,340		
DC OR 1329 P 24 JOSEPH MATTSON			
BATH, CHG RCVR, CHG FLOOR.			
5 YR PRCL CH, PU XFOB LN 3 & 4, CORR BED &			
RCVD DR501R FROM LEON-PORT COMPLETED			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000601	CARPORT		06/27/2024
16000776	RE-ROOF-CO	0	08/05/2016
15000195	ELEC	0	03/18/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0929/0875	12/20/2013	WD U	I	I	12	29,900
GRANTOR: HOME LOAN MORTGAGE CO						
GRANTEE: MATTSON JOSEPH A &						
0929/0875	12/16/2013	WD U	I	I	12	100
GRANTOR: SUNTRUST MORTGAGE, IN						
GRANTEE: HOME LOAN MORTGAGE						

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	0080	4' CHAINLI	0	100 0	168.00	LF	13.00	13.00	100	2003	2003	3	21	459	
2	0030	BARN, POLE	0	100 30	540.00	SF	9.00	9.00	100	2002	2002	3	20	972	
3	0060	DECK WOOD	0	100 10	80.00	SF	5.00	5.00	100	2014	2014	3	79	316	
4	0625	PORT WD UT	0	100 24	384.00	SF	6.00	6.00	100	2017	2017	3	76	1,751	

TOTAL OB/XF											
3,498											

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=1993] W30 S34 USP=[YR=2003] S16 E16 N16 W16\$ E30 PTR=E15 FUS=[YR=1993] E16 S4 E14 USP=[YR=2002] E7 N11 W7 S11\$ N22 W30 S18\$ UOP=[YR=1993] S4 E16 N4 W16\$ W15\$ N34\$.											

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			0.00	0.00	5.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	37,500							