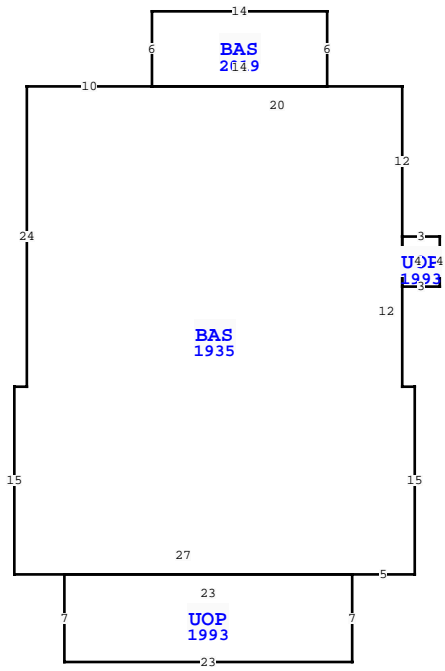


ELEMENT		CD	BUILDING CHARACTERISTICS		CONSTRUCTION	
Foundation	01	WOOD FRAME	100			
Frame	02	WOOD FRAME	100			
Exterior Wall	30	VINYL	100			
Roof Structur	03	GABLE/HIP	100			
Roof Cover	03	COMP SHNGL	100			
Interior Wall	05	DRYWALL	100			
Interior Floo	10	LAMINATED	100			
Heating Type	04	AIR DUCTED	100			
Air Condition	03	CENTRAL	100			
Bedrooms		3	100			
Bathrooms		1	100			
Story Height		0	100			
Stories	1.	1.	100			
Units		0	100			
Quality	03	AVERAGE				
DOR CODE	5000	IMPRVD AG RES				
MAP NUM	5	MKT AREA	02			
NEIGHBORHOOD/LOC	000	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	
BAS	1,200	100	1935	1,200	91,291	
BAS	84	100	2019	84	6,390	
UOP	12	20	1993	2	152	
UOP	161	20	1993	32	2,435	
TOTALS	1,457			1,318	100,268	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,318	104.0000	98.80	130,218	1935	2000	0	0	23.00	77.00
1 SINGLE FAM 100% - 2022 Heated Area: 1284 HX Base Yr 2022											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			100,268
TOTAL MARKET OB/XF VALUE			240
TOTAL LAND VALUE - MARKET			105,575
TOTAL MARKET VALUE			124,216
SOH/AGL Deduction			16,647
ASSESSED VALUE			107,569
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			57,569
TOTAL JUST VALUE			206,083
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			121,887
PU XFOBS; EYB @ 1970 FOR 78% GOOD			
MM PERMIT CK - CHG BLDG, CHG TRAVERSE,			
2022 AG APP RECVD APPRVD			
COA PER OWNER REQUEST, MATCH HOME ADDRESS			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000069	12 WINDOWS INST	0	03/22/2022
21000518	HVAC INST	0	10/21/2021
19001205	REROOF	0	08/22/2019
2010728	SEWER	0	07/16/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1355/0201	4/08/2024	QC	U	I	11	100
GRANTOR: WALDBAUER CARL						
GRANTEE: ANTHONY REVELL						
1179/0102	11/06/2020	WD	Q	I	01	239,000
GRANTOR: ROBERTS, OWENS, CARPE						
GRANTEE: WALDBAUER CARL & MA						

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	0620	WOOD UTL B	0 100	16	10	160.00	SF	6.00	6.00	100	1950	1950	3	20	192	
2	0211	CONCRETE W	0 100	10	4	40.00	SF	6.00	6.00	100	1980	1980	3	20	48	
3	0625	PORT WD UT	0 100	20	12	240.00	SF	0.00	0.00	100	2022	2022	3	97	0	
4	0700	PORT BLDG	0 100	5	3	15.00	SF	0.00	0.00	100	2021	2021	3	96	0	
5	0605	PORT VINYL	0 100	4	2	8.00	SF	0.00	0.00	100	2021	2021	3	93	0	
TOTALS															240	

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	000132	C	SFR RIVER	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	20,000.00	20,000.00	20,000							
2	005970	A	TIMBER MIX 1	0			0.00	0.00	11.41	AC		1.00	1.00	1.00	325.00	325.00	3,708							