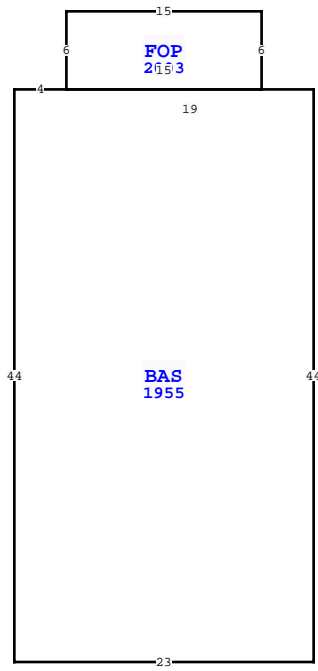


ELEMENT		CD	BUILDING CHARACTERISTICS		CONSTRUCTION	
Foundation	03		CONCR	STEM	100	
Frame	02		WOOD	FRAME	100	
Exterior Wall	30		VINYL	100		
Roof Structur	03		GABLE/HIP	100		
Roof Cover	03		COMP	SHNGL	100	
Interior Wall	05		DRYWALL	100		
Interior Floo	09		PINE	WOOD	100	
Heating Type	04		AIR	DUCTED	100	
Air Condition	03		CENTRAL	100		
Bedrooms			2	100		
Bathrooms			1	100		
Story Height			0	100		
Stories	1.		1.	100		
Units			0	100		
Quality	02		BELOW AVERAGE			
DOR CODE	0100		SINGLE FAMILY			
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	1,012	100	1955	1,012	35,954	
FOP	90	30	2003	27	959	
TOTALS	1,102			1,039	36,914	

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%	- 0	88.82	92,284	1955	1961	0	0	60.00	40.00	Heated Area: 1012 HX Base Yr	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE	36,914		
TOTAL MARKET OB/XF VALUE	874		
TOTAL LAND VALUE - MARKET	16,800		
TOTAL MARKET VALUE	54,588		
SOH/AGL Deduction	24,328		
ASSESSED VALUE	30,260		
TOTAL EXEMPTION VALUE	VX HX HB 30,000		
BASE TAXABLE VALUE	260		
TOTAL JUST VALUE	54,588		
NCON VALUE	874		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	49,803		

ADDED PHONE NUMBER IN GEN INFO			
MM 5 YR CK 3/1/23 - CH BLDG ELMNT, PU XFOB, DEMO X			
DC OR 1343 P 412 SUSIE ALLEN			
5 YR PRCL CK, NC/			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000643	INSTALL SHED		07/12/2024
29932	VINYL	0	03/13/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1352/0673	3/20/2024	WD	U	I	30	22,000
GRANTOR: FREEMAN GAIL ALLEN						
GRANTEE: FREEMAN SHUFONNA G						
1307/0623	12/23/2022	QC	U	I	11	100
GRANTOR: ALLEN SUSIE ANN						
GRANTEE: ALLEN SUSIE ANN & F						

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
4	0955	PRIVACY FE	0	100	0	64.00	LF	15.00	15.00	100	2024	2017	AV	91	874	

BLD DATE	11/01/2018	MMJT	LGL DATE	
XF DATE	11/01/2018	MMJT	LAND DATE	11/01/2018
INC DATE			AG DATE	

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=1955] W19 FOP=[YR=2003] E15 N6 W15 S6\$ W4 S44 E23 N44\$.													

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			0.00	0.00	2.24	AC		1.00	1.00	1.00	7,500.00	7,500.00	16,800							