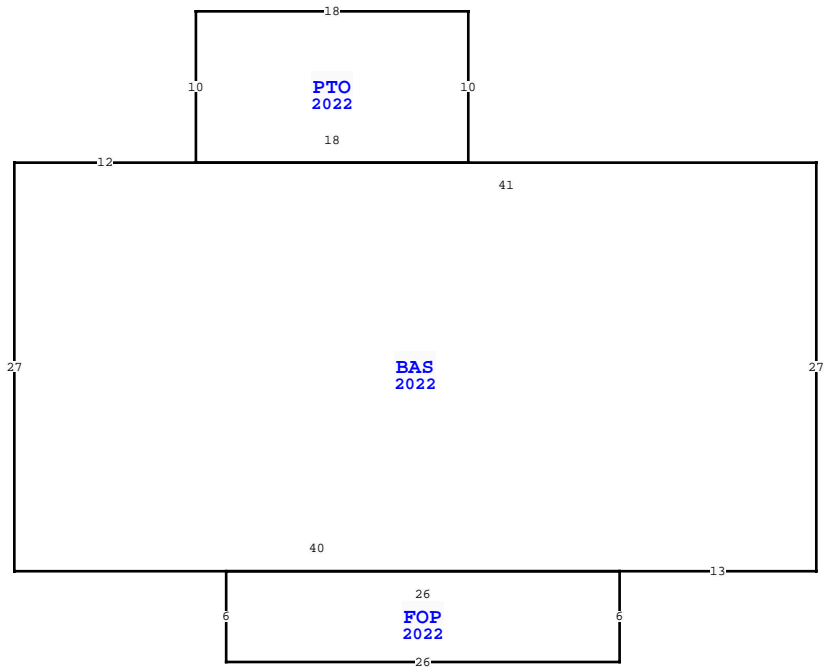




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
07	VYL PLANK 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	4 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
5	MKT AREA	02			
000	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,431	100	2022	1,431	155,439
FOP	156	30	2022	47	5,105
PTO	180	5	2022	9	977
TOTALS	1,767			1,487	161,522

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%	- 2024									
				Heated Area: 1431				HX Base Yr 2023				



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			161,522
TOTAL MARKET OB/XF VALUE			2,794
TOTAL LAND VALUE - MARKET			5,000
TOTAL MARKET VALUE			169,316
SOH/AGL Deduction			0
ASSESSED VALUE			169,316
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			119,316
TOTAL JUST VALUE			169,316
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			169,409
THANKS FOR VISITION LETTER			
MM PU NEW SFD XFOB LNS 1-2			
MH GONE NO PERMIT ISSUED			
PRCL:0:1: COA FROM 321 TO 231 NW			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21001052	SFD-CC	0	11/03/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1259/0088	3/29/2022	WD Q	Q	I	01	220,000
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: COUNTRYMAN URSULA R						
1230/0059	9/02/2021	QC U	U	V	11	100
GRANTOR: GOLDEN CONSTRUCTION C						
GRANTEE: GOLDEN CONSTRUCTION						

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	0210	CONCRETE D	0	100	20	20			6.00	100	2022	2022	3	97	2,328	
2	0211	CONCRETE W	0	100	28	4			6.00	100	2022	2022	3	97	466	

BUILDING NOTES			
231 MUNICIPAL AVE, SOPCHOPPY			

BUILDING DIMENSIONS			
BAS=[YR=2022] W41 PTO=[YR=2022] E18 N10 W18 S10\$ W12 S27 E40			
FOP=[YR=2022] W26 S6 E26 N6\$ E13 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	100			100.00	106.00	1.00	LT		1.00	1.00	1.00	5,000.00	5,000.00	5,000								