

ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	05	WOOD	FRAME	100	
Exterior Wall	02	HARDIE	BRD	100	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	13	GALVALUM	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	10	LAMINATED	80		
Interior Floor	14	CARPET	20		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms			4	100	
Bathrooms			2.5	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	01		
NEIGHBORHOOD/LOC	63.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	165	100	2014	165	16,204
BAS	1,141	100	2014	1,141	112,055
FOP	120	30	2014	36	3,535
FOP	48	30	2019	14	1,375
FSP	165	55	2020	91	8,937
OWH	530	100	2014	530	52,050
TOTALS	2,169			1,977	194,156

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%	- 2017									
Heated Area: 1836 HX Base Yr 2017												

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VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE				194,156		
TOTAL MARKET OB/XF VALUE				16,390		
TOTAL LAND VALUE - MARKET				90,900		
TOTAL MARKET VALUE				228,835		
SOH/AGL Deduction				42,224		
ASSESSED VALUE				186,611		
TOTAL EXEMPTION VALUE				HX HB 50,000		
BASE TAXABLE VALUE				136,611		
TOTAL JUST VALUE				301,446		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				221,438		
RTND QSTNR W/ SPOUSE SSN - RMVE H4						
H4 -MAILED QUESTIONNAIRE AS WE ARE IN NEED OF SPOU						
MARRIAGE CERT OR 1313 P 5 - H4 NEED SS#						
CORRECT LAND LINES						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
2014464	SAFETY INSP	0	06/09/2014			
2013751	SFD-CO	0	10/23/2013			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1029/0649	3/27/2017	QC	U	I	11	100
GRANTOR: TUCKER CLYDE DOUGLAS						
GRANTEE: TUCKER PRISCILLA						
0914/0477	6/24/2013	WD	U	V	12	35,000
GRANTOR: HAMILTON STATE BANK						
GRANTEE: TUCKER CLYDE DOUGLA						
BLD DATE						02/10/2014
XF DATE						
INC DATE						
LGL DATE						02/10/2014
LAND DATE						
AG DATE						
MMSR						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2014] W15 S28 D4 L4 W8 L4 U4 N2 W14 OWH=[YR=2014] E14 S2 D4 R4 E8 R4 U4 N17 W30 BAS=[YR=2014] E15 N11 FSP=[YR=2020] S11 E15 N11 W15\$ W15 S11\$ S15\$ FOP=[YR=2019] W6 S8 E6 N8\$ S19 E19 N4 E6 S4 FOP=[YR=2014] N4 W6 S4 W9 S4 E24 N4 W9\$ E20 N45\$.						

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	0955	PRIVACY FE	0	100	0	32.00	LF	15.00	15.00	100	2021	2021	3	98	470	
2	0940	OPEN SHED	0	100	20	240.00	SF	4.00	4.00	100	2020	2020	3	89	854	
3	0500	WORK SHOP	0	100	24	720.00	SF	15.00	15.00	100	2014	2014	3	62	6,696	
4	0025	BARN,POLE	0	100	30	1,080.00	SF	12.50	12.50	100	2014	2014	3	62	8,370	
TOTALS													16,390			

LAND DESCRIPTION													TOTAL OB/XF					16,390						
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000110	C	SFR RURAL	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							
2	005970	A	TIMBER MIX 1	0			0.00	0.00	10.12	AC		1.00	1.00	1.00	325.00	325.00	3,289							