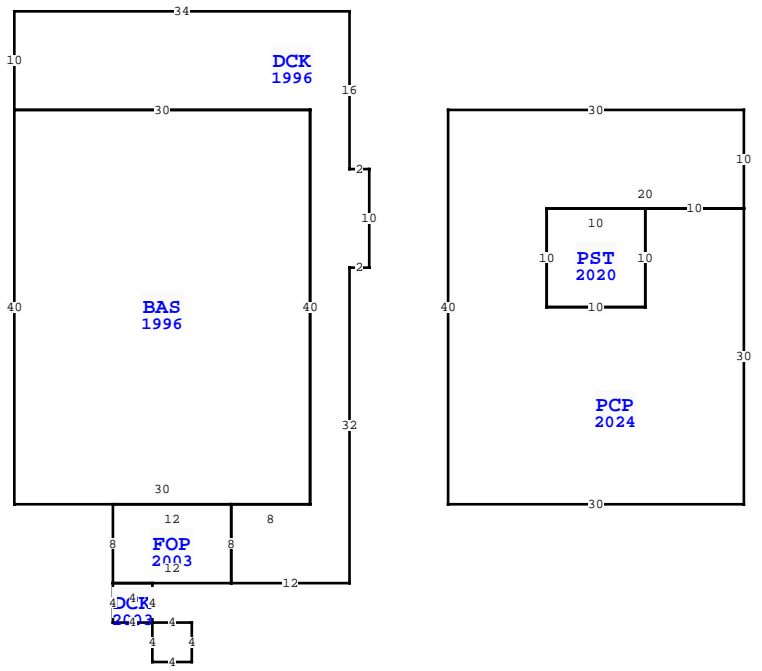




ELEMENT		CD		CONSTRUCTION	
Foundation	04	PILE	WOOD	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	13	GALVALUM	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	08	SHT VINYL	50		
Interior Floo	14	CARPET	50		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		3	100		
Bathrooms		2	100		
Story Height		0	100		
Stories	1.	1.	100		
Units		0	100		
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	4	MKT AREA	03		
NEIGHBORHOOD/LOC	32.00	1.25/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,200	100	1996	1,200	130,033
DCK	616	10	1996	62	6,718
DCK	32	10	2003	3	325
FOP	96	30	2003	29	3,143
PCP	1,100	10	2024	110	11,919
PST	100	15	2020	15	1,626
TOTALS	3,144			1,419	153,764

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	0%	- 0		210,636	1996	1996	0	0	27.00	73.00	Heated Area: 1200 HX Base Yr	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			153,764
TOTAL MARKET OB/XF VALUE			265
TOTAL LAND VALUE - MARKET			165,000
TOTAL MARKET VALUE			319,029
SOH/AGL Deduction			64,181
ASSESSED VALUE			254,848
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			254,848
TOTAL JUST VALUE			319,029
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			308,354
5 YR CH MM 5/15/23 CHANGES ALREADY KEYED			
2023 TRIM RETURNED COA			
MM PRMT CK, DEMO XFOBS, PU NEW TRV. CC 2/2022			
COA PER NCOA REPORT			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000519	DEMO-CC	0	05/10/2021
2013687	RE-ROOF	0	10/01/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1175/0787	10/26/2020	WD Q	Q	I	01	269,000
GRANTOR: JACKSON CLARK L JR &						
GRANTEE: DAVIS BERRIAN LAYNE						
0217/0102	8/01/1993	WD U	I			100
GRANTOR:						
GRANTEE:						

EXTRA FEATURES																	
L	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	0211	CONCRETE W	0	0	8	4	32.00	SF	6.00	6.00	100	2003	2003	3	21	40	
2	0211	CONCRETE W	0	0	18	4	72.00	SF	6.00	6.00	100	2012	2012	3	52	225	

BUILDING NOTES													
BAS=[YR=1996;ORIG=-4,50] N40 W30 S40 E30 \$													
DCK=[YR=1996;ORIG=0,0] W34 S10 E30 S40 W8 S8 E12 N32 E2 N10 W2 N16 \$													
PST=[YR=2020;ORIG=30,20] S10 W10 N10 E10 \$													
FOP=[YR=2003;ORIG=-12,58] N8 W12 S8 E12 \$													
DCK=[YR=2003;ORIG=-24,58] S4 E4 S4 E4 N4 W4 N4 W4 \$													
PTR=[ORIG=0,58] E10 N8 S8 W10 \$													
PCP=[YR=2024;ORIG=10,50] E30 N30 W10 S10 W10 N10 E20 N10 W30 S40 \$													

LAND DESCRIPTION														TOTAL OB/XF											
L	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	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	0				100.00	220.00	100.00	FF		1.00	1.00	1.00	1,650.00	1,650.00	165,000							