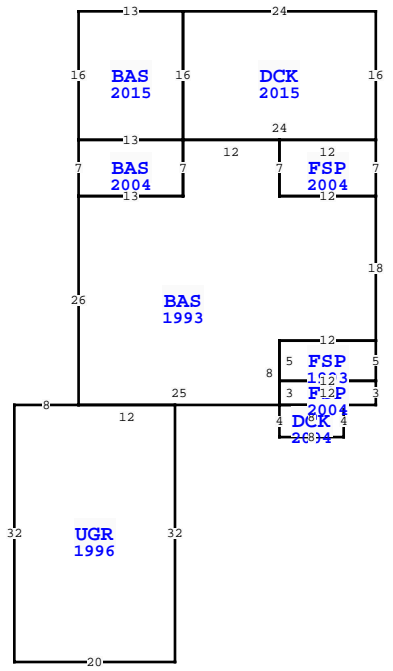


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	30	VINYL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	05	DRYWALL	50
Interior Wall	06	CUST PANEL	50
Interior Floo	11	CLAY TILE	80
Interior Floo	10	LAMINATED	20
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	03	AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	5	MKT AREA	13
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	950	100	1993
BAS	91	100	2004
BAS	208	100	2015
DCK	32	10	2004
DCK	384	10	2015
FSP	60	55	1993
FSP	36	55	2004
FSP	84	55	2004
UGR	640	40	1996
TOTALS	2,485		

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,645	119.9000	113.90	187,366	1960	1966		0	0	57.00	43.00
1 SINGLE FAM 100% - 2011 Heated Area: 1249 HX Base Yr 2011												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 2	
VALUATION BY	STANDARD	Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	80,567		
TOTAL MARKET OB/XF VALUE	7,392		
TOTAL LAND VALUE - MARKET	30,000		
TOTAL MARKET VALUE	117,959		
SOH/AGL Deduction	32,893		
ASSESSED VALUE	85,066		
TOTAL EXEMPTION VALUE	50,000	HX HB	
BASE TAXABLE VALUE	35,066		
TOTAL JUST VALUE	117,959		
NCON VALUE	0		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	104,836		
FR 5YR CK 8/18/23 PU XFOB			
1. DEL XFOB LN 14. CHG FLOR.			
5 YR PRCL CK. PU XFOB 7-10. CHG CODE XFOB LN			
LAND CODE, PU XFOB LN 5-7, ADJ EYB			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB24-00009	GENERATOR-CC		02/22/2024
20000291	REROOF-CO	0	07/02/2020
21358	N/A	0	09/04/1996
021295	N/A	0	08/19/1996
16772	N/A	0	01/01/1993

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1002/0053	6/06/2016	WD U		I	30	100
GRANTOR: ALLEN ROY D & SUZANNE						
GRANTEE: ALLEN ROY D & SUZAN						
0822/0163	3/25/2010	WD U		I	12	85,000
GRANTOR: NAVY FEDERAL CREDIT U						
GRANTEE: ALLEN ROY D & SUZAN						

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	0131	FIRE PLACE	0	100	0	0	1.00	UT	700.00	100	1980	1980	3	20	140	
2	0350	BOATDOCK A	0	100	10	12	120.00	SF	26.40	100	1992	1992	GD	20	634	
3	0955	PRIVACY FE	0	100	0	0	34.00	LF	15.00	100	2008	2008	3	50	255	
4	0375	WOOD WALK	0	100	8	3	24.00	SF	15.00	100	1998	1998	3	20	72	
5	0080	4' CHAINLI	0	100	0	0	205.00	LF	13.00	100	2014	2014	3	62	1,652	
6	0700	PORT BLDG	0	100	24	11	264.00	SF	8.00	100	2014	2014	3	82	1,732	
7	0210	CONCRETE D	0	100	28	18	504.00	SF	6.00	100	2016	2016	3	72	2,177	
8	0210	CONCRETE D	0	100	10	8	80.00	SF	6.00	100	2016	2016	3	72	346	
9	0211	CONCRETE W	0	100	19	3	57.00	SF	6.00	100	2016	2016	3	72	246	
10	0211	CONCRETE W	0	100	8	4	32.00	SF	6.00	100	2016	2016	3	72	138	

BLD DATE	07/23/2018	MMJT	LGL DATE	
XF DATE	07/23/2018	MMJT	LAND DATE	07/24/2018 MMJT
INC DATE			AG DATE	

BUILDING NOTES												
BUILDING DIMENSIONS												
DCK=[YR=2015] W24 S16 E24 FSP=[YR=2004] W12 S7 E12												
BAS=[YR=1993] W12 N7 W12 BAS=[YR=2015] N16 W13 S16 E13\$												
BAS=[YR=2004] W13 S7 E13 N7\$ S7 W13 S26 UGR=[YR=1996] W8 S32												
E20 N32 W12 \$ E25 DCK=[YR=2004] S4 E8 N4 W8\$ FSP=[YR=2004]												
E12 N3 W12 FSP=[YR=1993] E12 N5 W12 S5\$ S3\$ N8 E12 N18\$ N7\$ N16\$.												

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	DPHT 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			60.00	200.00	60.00	FF		1.00	1.00	1.00	500.00	500.00	30,000								

