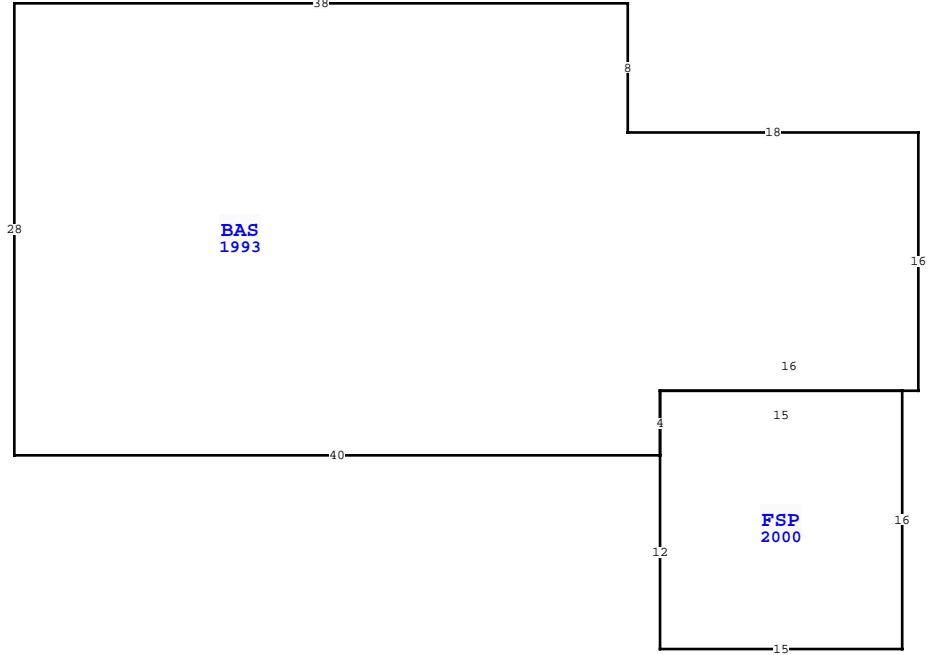


ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	03	MASONRY 100
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	08	SHT VINYL 100
Heating Type	02	CONVECTION 100
Air Condition	02	WINDOW 100
Bedrooms		2 100
Bathrooms		1 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

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: 1360		HX Base Yr 2017				



QUALITY	DOR CODE	MAP NUM	NEIGHBORHOOD/LOC	AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
08 FAIR	0100 SINGLE FAMILY	5 MKT AREA 13	000 1.00/	BAS	1,360	100	1993	1,360	44,673
				FSP	240	55	2000	132	4,336
TOTALS					1,600			1,492	49,009

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			49,009
TOTAL MARKET OB/XF VALUE			8,194
TOTAL LAND VALUE - MARKET			68,250
TOTAL MARKET VALUE			125,453
SOH/AGL Deduction			0
ASSESSED VALUE			125,453
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			75,453
TOTAL JUST VALUE			125,453
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			126,147
H4 RMVD - MAILING ISSUE, NO CHANGE OF ADDRESS PER			
H4 -MAILED QUESTIONNAIRE			
MM 5YRCHK CABIN CHK, DEMO XFOB, CHG XFOB CODE 9/20			
2023 TRM RTND, VCNT, UTF			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2010552	RE-ROOF	0	07/07/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1021/0179	12/21/2016	WD U	I	I	11	100
GRANTOR: HOSFORD KENNETH L & H						
GRANTEE: LANGSTON BRETT D						
1021/0181	12/20/2016	WD U	I	I	11	100
GRANTOR: LANGSTON GERLAD D & W						
GRANTEE: LANGSTON BRETT D						

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	0130	FIRE PLACE	0	100	0	1.00	UT	1,300.00	1,300.00	100	1980	1980	3	20	260	
2	0211	CONCRETE W	0	100	72	2	SF	6.00	6.00	100	1950	1950	3	20	173	
3	0770	PUMP HOUSE	0	100	4	3	SF	5.00	5.00	100	2014	2014	3	79	47	
4	0525	UTL BLD <1	0	100	13	11	SF	0.00	0.00	100	1980	1980	3	20	0	
6	0002	BATH ROOM	0	100	15	11	SF	25.00	25.00	100	1980	1980	3	20	825	
7	0001	BLOCK UTIL	0	100	14	11	SF	16.00	16.00	100	1946	1946	3	20	493	
8	1050	CABIN	0	0	21	13	SF	42.00	42.00	100	1980	1980	3	20	2,293	
9	0525	UTL BLD <1	0	100	5	4	SF	0.00	0.00	100	1998	1998	3	20	0	
10	0001	BLOCK UTIL	0	100	20	14	SF	16.00	16.00	100	1946	1946	3	20	896	
11	0740	UNFINISH O	0	100	20	8	SF	11.00	11.00	100	1946	1946	3	20	352	

TOTAL OB/XF										
BLD DATE	XF DATE	INC DATE	RTSR	LGL DATE	AG DATE					
01/12/2017	01/12/2017			01/12/2017						

BUILDING NOTES										
192 JACK LANGSTON RD, SOPCHOPPY										

BUILDING DIMENSIONS										
BAS=[YR=1993] W18 N8 W38 S28 E40 FSP=[YR=2000] S12 E15 N16 W15 S4\$ N4 E16 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	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	100			0.00	0.00	455.00	FF		1.00	1.00	0.60	250.00	150.00	68,250							



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										WAKULLA COUNTY PROPERTY																																																																				
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17	0940	OPEN SHED	0 100	10	6	60.00	SF	4.00	4.00	100	1985	1985	3	20	48																																																																									
25	0210	CONCRETE D	0 100	50	20	1,000.00	SF	6.00	6.00	100	1967	1967	3	20	1,200																																																																									
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REVIEW DATE 09/20/2023 BY MMRO Total Acres: 0.00 Total Land Value: 68,250 Market: 0 Agricultural: 0 Common: 68,250 PRINTED 04/08/2026 BY SYS																																																																																								