

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	05	HARDIE BRD	70
Exterior Wall	06	BD/BATTEN	30
Roof Structur	03	GABLE/HIP	100
Roof Cover	13	GALVALUM	100
Interior Wall	05	DRYWALL	100
Interior Floor	11	CLAY TILE	80
Interior Floor	14	CARPET	20
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	5000	IMPRVD AG RES	
MAP NUM	1	MKT AREA	01
NEIGHBORHOOD/LOC	363.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,459	100	2018
FGR	484	50	2018
FOP	280	30	2018
FOP	282	30	2018
PTO	315	5	2018
TOTALS	2,820		

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%	- 2019								
Heated Area: 1459						HX Base Yr 2019					
BLD DATE 09/01/2020 RTJT LGL DATE 09/01/2020 XF DATE 09/01/2020 RTJT LAND DATE 09/01/2020 INC DATE AG DATE											

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			215,829
TOTAL MARKET OB/XF VALUE			32,653
TOTAL LAND VALUE - MARKET			157,500
TOTAL MARKET VALUE			269,657
SOH/AGL Deduction			46,287
ASSESSED VALUE			223,370
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			173,370
TOTAL JUST VALUE			405,982
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			267,256
2022 AG RENEWAL RECD			
2021 AG RENEWAL RECD			
5 YR PRCL CK, PU XFOB LN 4,5			
ADD HX FOR 2019-WRIGHT			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
0000099	SOLAR PANELS-CO	0	06/04/2020
17000767	SFD-CO	0	06/09/2017
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD
1035/0427	5/22/2017	WD Q	V 01
			SALE PRICE
			72,000
GRANTOR: CHASON TERRY & DIANE			
GRANTEE: WRIGHT RICHARD D II			
0821/0821	4/01/2010	WD Q	V 01
			79,900
GRANTOR: G & A LLOYD LLC			
GRANTEE: CHASON TERRY & DIANE			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=2018] W12 PTO=[YR=2018] N9 W35 S9 E35\$ FOP=[YR=2018] W35 S8 E35 N8\$ S8 W35 S29 FOP=[YR=2018] S6 E47 N6 W47\$ E47 N4 FGR=[YR=2018] E22 N22 W22 S22 \$ N33\$.			

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
1	0140	FIRE PLACE	0	100	0	1.00	UT	1,900.00	1,900.00	100	2018	2018	3	90
2	0210	CONCRETE D	0	100	30	660.00	SF	6.00	6.00	100	2018	2018	3	80
3	0211	CONCRETE W	0	100	56	224.00	SF	6.00	6.00	100	2018	2018	3	80
4	1450	SOLAR PANE	0	100	0	20.00	UT	0.00	0.00	100	2020	2020	3	89
5	0025	BARN, POLE	0	100	60	2,400.00	SF	12.50	12.50	100	2020	2020	3	89
TOTAL OB/XF 32,653														

LAND DESCRIPTION														
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
1	000110	C	SFR RURAL	100			0.00	0.00	1.00	AC		1.00	1.00	1.00
2	005970	A	TIMBER MIX 1	0			0.00	0.00	19.00	AC		1.00	1.00	1.00