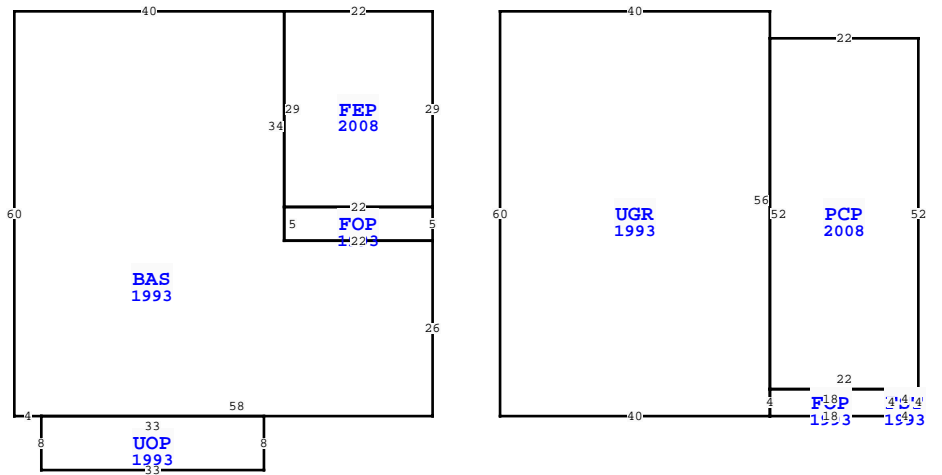


ELEMENT		CD		CONSTRUCTION	
Foundation	03	CONCR	STEM	100	
Frame	03	MASONRY		100	
Exterior Wall	15	CONC	BLOCK	50	
Exterior Wall	26	AL	SIDING	50	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL		70	
Interior Wall	02	WALL	BD/WD	30	
Interior Floo	09	PINE	WOOD	100	
Heating Type	04	AIR	DUCTED	100	
Air Condition	03	CENTRAL		100	
Bedrooms		3	100		
Bathrooms		2	100		
Story Height		0	100		
Stories	1.5	1.5	100		
Units		0	100		
Condition Adj	11	FAIR		100	
Quality	08	FAIR			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	1	MKT AREA	09		
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,972	100	1993	2,972	40,574
FEP	638	80	2008	510	6,963
FOP	72	30	1993	22	300
FOP	110	30	1993	33	451
FST	16	55	1993	9	123
PCP	1,144	10	2008	114	1,556
UGR	2,400	40	1993	960	13,106
UOP	264	20	1993	53	724
TOTALS	7,616			4,673	63,796

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	PD	NORM	% COND
0100	01	4,673	71.8538	68.26	318,979	1950	1950	0	0	20	60.00	20.00
1 SINGLE FAM 0% - 2024 Heated Area: 3482 HX Base Yr												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			63,796
TOTAL MARKET OB/XF VALUE			480
TOTAL LAND VALUE - MARKET			80,625
TOTAL MARKET VALUE			144,901
SOH/AGL Deduction			0
ASSESSED VALUE			144,901
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			144,901
TOTAL JUST VALUE			144,901
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			144,901
CORRECT AC PER DEED & MAPPING			
5 YR CHK NC			
LN 13			
CORR INT, HTPP, PU XFOB LN 2-12, DEL XFOB			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2008498	REROOF	0	06/05/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1292/0674	11/17/2022	QC	U	I	11	100
GRANTOR: THOMPSON KAREN SUZANN						
GRANTEE: PHIPPS BARBARA & GO						
0991/0797	1/29/2016	WD	U	I	11	100
GRANTOR: PHIPPS BARBARA GAIL 1						
GRANTEE: BARBARA G & RICHARD						

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	0	0	0	1.00	UT	1,300.00	1,300.00	100	1970	1970	3	20	260	
2	0940	OPEN SHED	0	0	65	24	1,560.00	SF	4.00	4.00	0.01	1980	1980	3	0.01	1	
3	0005	ELEVATOR	0	0	0	0	1.00	UT	29,000.00	29,000.00	0.01	2008	2008	3	20	3	
4	0210	CONCRETE D	0	0	3	25	75.00	SF	6.00	6.00	100	1980	1980	3	20	90	
5	0210	CONCRETE D	0	0	3	23	69.00	SF	6.00	6.00	100	1980	1980	3	20	83	
6	0211	CONCRETE W	0	0	6	6	36.00	SF	6.00	6.00	100	1980	1980	3	20	43	

TOTAL OB/XF											
480											
BLD DATE	04/06/2017	FRSR	LGL DATE	04/06/2017	FRSR						
XF DATE	04/06/2017	FRSR	LAND DATE	04/06/2017	FRSR						
INC DATE			AG DATE								

BUILDING NOTES											
FEP=[YR=2008] W22 BAS=[YR=1993] W40 S60 E4 UOP=[YR=1993] S8 E33 N8 W33 E58 PTR=E10 UGR=[YR=1993] E40 FOP=[YR=1993] E18 FST=[YR=1993] E4 N4 W4 S4 N4 W18 S4 N4 PCP=[YR=2008] E22 N52 W22 S52 N56 W40 S60 W10 S26 FOP=[YR=1993] N5 W22 S5 E22 S W22 N34 S S29 E22 N29 S.											

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	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	0		C2	0.00	0.00	1.33	AC		1.00	1.00	1.00	15,000.00	15,000.00	19,950							
2	001000	C	VAC COMMERCI	0		C2	0.00	0.00	3.77	AC		1.00	1.00	1.00	15,000.00	15,000.00	56,550							
3	000000	C	VAC RES	0			0.00	0.00	0.55	AC		1.00	1.00	1.00	7,500.00	7,500.00	4,125							