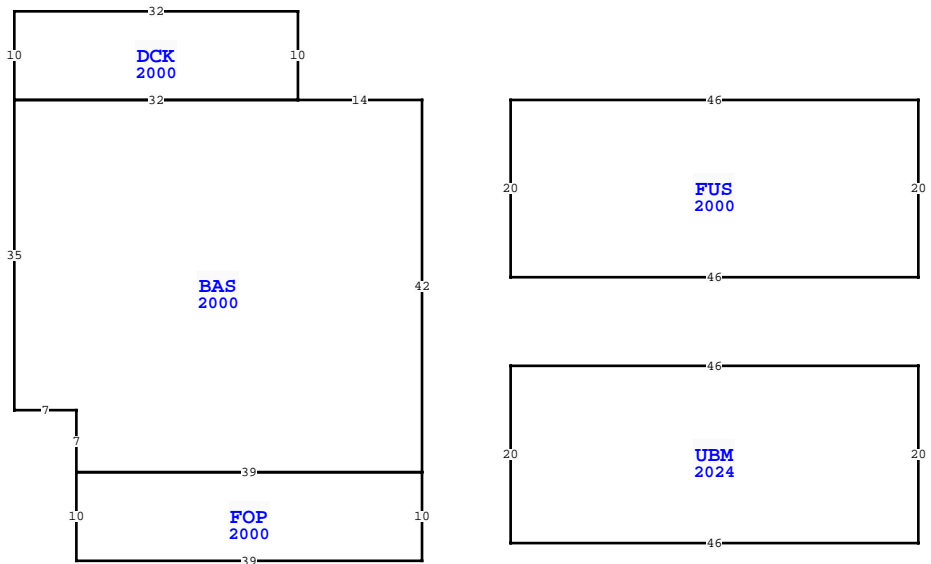




| ELEMENT | | CD | CONSTRUCTION | | |
|------------------|------------------|---------------|--------------|--------------|----------------------|
| Foundation | 03 | CONCR | STEM | 100 | |
| Frame | 02 | WOOD | FRAME | 100 | |
| Exterior Wall | 30 | VINYL | 100 | | |
| Roof Structur | 03 | GABLE/HIP | 100 | | |
| Roof Cover | 03 | COMP SHNGL | 100 | | |
| Interior Wall | 05 | DRYWALL | 100 | | |
| Interior Floor | 07 | VYL PLANK | 50 | | |
| Interior Floor | 14 | CARPET | 50 | | |
| Heating Type | 13 | HEAT PUMP | 100 | | |
| Air Condition | 13 | HEAT PUMP | 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 | 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 | 1,883 | 100 | 2000 | 1,883 | 171,988 |
| DCK | 320 | 10 | 2000 | 32 | 2,923 |
| FOP | 390 | 30 | 2000 | 117 | 10,687 |
| FUS | 920 | 100 | 2000 | 920 | 84,031 |
| UBM | 920 | 20 | 2024 | 184 | 16,807 |
| TOTALS | 4,433 | | | 3,136 | 286,435 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|------|--------|--|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | |
| 0100 | 01 | 3,136 | 104.5000 | 99.28 | 311,342 | 2000 | 2015 | 0 | 0 | 8.00 | 92.00 | | |
| 1 SINGLE FAM 100% - 2024 Heated Area: 2803 HX Base Yr 2024 | | | | | | | | | | | | | |



| WAKULLA COUNTY PROPERTY | | | | |
|---|-------------|-----------------|----------------|------------|
| VALUATION SUMMARY | | | PAGE 1 of 1 | |
| VALUATION BY | | STANDARD | | |
| Tax Group: 3 | | Tax Dist: | | |
| BUILDING MARKET VALUE | | 286,435 | | |
| TOTAL MARKET OB/XF VALUE | | 1,560 | | |
| TOTAL LAND VALUE - MARKET | | 8,000 | | |
| TOTAL MARKET VALUE | | 295,995 | | |
| SOH/AGL Deduction | | 0 | | |
| ASSESSED VALUE | | 295,995 | | |
| TOTAL EXEMPTION VALUE | | VX HX HB 55,000 | | |
| BASE TAXABLE VALUE | | 240,995 | | |
| TOTAL JUST VALUE | | 295,995 | | |
| NCON VALUE | | 1,560 | | |
| INCOME VALUE | | | | |
| PREVIOUS YEAR MKT VALUE | | 258,885 | | |
| ADDED BASEMENT. ESTIMATED SIZE. | | | | |
| FR PRMT CK 1/16/24 - PU XFOBS. | | | | |
| 2023 TRIM RTND, FOR PREV OWNERS. | | | | |
| MAIL ADDR CHG PER TAX COLL COA FORM | | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED | |
| B23-001104 | SHED-CC | | 10/19/2023 | |
| 22001075 | HVAC-CC | 0 | 10/27/2022 | |
| 22000618 | HVAC-CC | 0 | 06/21/2022 | |
| OB22-000398 | RE-ROOF-CC | 0 | 06/15/2022 | |
| 19000873 | MECH | 0 | 05/29/2019 | |
| 025928 | MECH | 0 | 11/17/1999 | |
| SALES DATA | | | | |
| OFF RECORD Number | DATE | TYPE INST | Q / V / RSN CD | SALE PRICE |
| 1325/0488 | 8/16/2023 | WD Q | I 01 | 386,000 |
| GRANTOR: SZAPPANOS FAMILY TRUS | | | | |
| GRANTEE: YOUNG CHRISTOPHER P | | | | |
| 1267/0013 | 5/17/2022 | WD U | I 12 | 199,000 |
| GRANTOR: US BANK NATIONAL ASSO | | | | |
| GRANTEE: SZAPPANOS FAMILY TR | | | | |
| BUILDING NOTES | | | | |
| BUILDING DIMENSIONS | | | | |
| BAS=[YR=2000;ORIG=0,0] W14 W32 S35 E7 S7 E39 N42 \$ | | | | |
| FUS=[YR=2000;ORIG=10,0] E46 S20 W46 N20 \$ | | | | |
| FOP=[YR=2000;ORIG=-39,42] S10 E39 N10 W39 \$ | | | | |
| DCK=[YR=2000;ORIG=-14,0] N10 W32 S10 E32 \$ | | | | |
| PTR=[ORIG=0,0] E10 W10 \$ | | | | |
| UBM=[YR=2024;ORIG=10,30] E46 S20 W46 N20 \$ | | | | |

| 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 | 0525 | UTL BLD <1 | 0 | 100 | 6 | 8 | | | 48.00 | 100 | 2002 | 2002 | 3 | 20 | 0 | |
| 4 | 0375 | WOOD WALK | 0 | 100 | 26 | 4 | SF | 15.00 | 15.00 | 100 | 2024 | 2023 | AV | 100 | 1,560 | |
| 5 | 0625 | PORT WD UT | 0 | 100 | 14 | 24 | SF | 0.00 | 0.00 | 100 | 2024 | 2023 | AV | 100 | 0 | |

| 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 | 000100 | C | SFR | 100 | | | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 8,000.00 | 8,000.00 | 8,000 | | | | | | | |