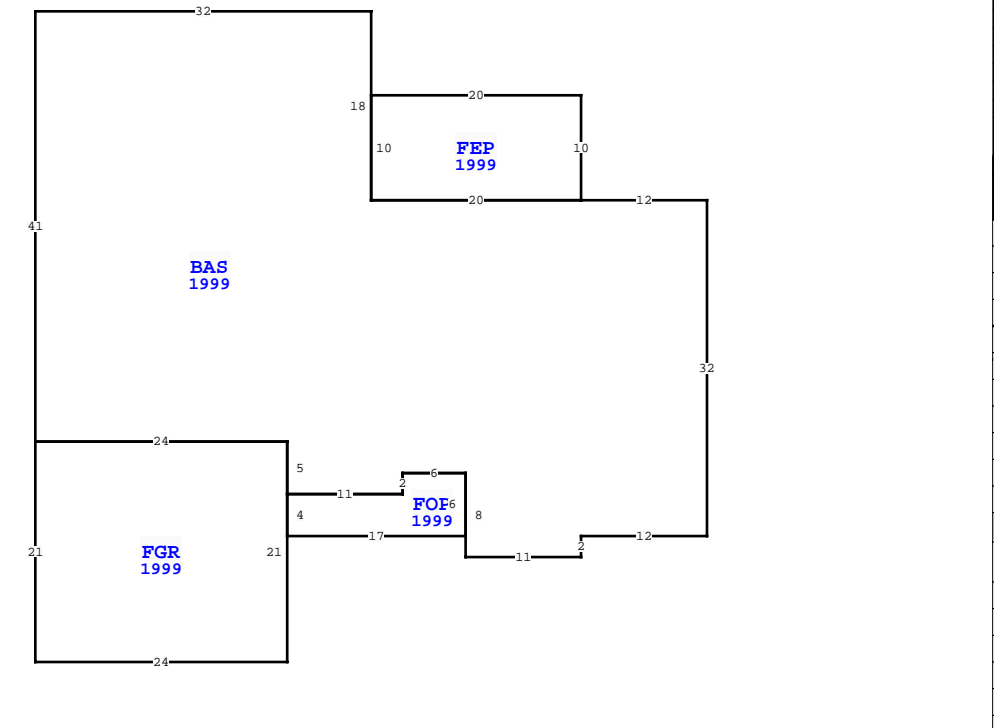




ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	30	WOOD FRAME 100
Exterior Wall	02	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	2,786	103.0000	97.85	272,610	1999	2003	0	0	0	20.00	80.00		



Quality		03 AVERAGE			
DOR CODE		0100 SINGLE FAMILY			
MAP NUM	1	MKT AREA	09		
NEIGHBORHOOD/LOC		234.00 1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,350	100	1999	2,350	183,958
FEP	200	80	1999	160	12,525
FGR	504	50	1999	252	19,726
FOP	80	30	1999	24	1,878
TOTALS	3,134			2,786	218,088

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE		218,088			
TOTAL MARKET OB/XF VALUE		17,536			
TOTAL LAND VALUE - MARKET		15,525			
TOTAL MARKET VALUE		251,149			
SOH/AGL Deduction		68,060			
ASSESSED VALUE		183,089			
TOTAL EXEMPTION VALUE		HX HB 50,000			
BASE TAXABLE VALUE		133,089			
TOTAL JUST VALUE		251,149			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		254,224			
FR 5YR PRCL CK - PU NEW TRAVERSE AND XFOBS					
INCR EYB 1999-2003 PRMT OB22-000015					
5 YR CHK CHG XFOB LN2, PU LN4 CORR TRAV					
5 YR PRCL CH, PU XFOB LN 3, PU FNDN & FRME					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
22000691	POLE BARN-CC	0	07/27/2022		
OB22-000015	RE-ROOF-CC	0	01/13/2022		
2014179	RE-ROOF	0	03/10/2014		
22750	N/A	0	09/22/1997		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0715/0336	6/15/2007	WD Q	Q	I	02	327,000
GRANTOR: REED JEFFREY C. & DAW						
GRANTEE: MCINNIS LOGAN C. &						
0513/0102	11/13/2003	WD U	U	I		145,000
GRANTOR: FEDERAL NATIONAL MORA						
GRANTEE: REED						

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	0140	FIRE PLACE	0	100	0	0		1.00	UT	1,900.00	1,900.00	100	1999	1999	3	56	1,064
2	0620	WOOD UTL B	0	100	10	19		120.00	SF	6.00	6.00	100	1999	1999	3	20	144
3	0250	ASPHALT AV	0	100	350	9		3,150.00	SF	2.00	2.00	100	2000	2000	3	20	1,260
4	0940	OPEN SHED	0	100	10	7		70.00	SF	4.00	4.00	100	2011	2011	3	47	132
5	0210	CONCRETE D	0	100	8	16		128.00	SF	6.00	6.00	100	1999	1999	3	20	154
6	0210	CONCRETE D	0	100	5	24		120.00	SF	6.00	6.00	100	2021	2021	3	93	670
7	0170	GARAGE UNF	0	100	24	24		576.00	SF	25.00	25.00	100	2022	2022	3	98	14,112

TOTAL OB/XF														17,536	
BLD DATE	04/19/2017	RTTP		LGL DATE		LAND DATE	04/19/2017	RTTP							
XF DATE	04/19/2017	RTTP		AG DATE		AG DATE		RTTP							
INC DATE		RTTP		AG DATE		AG DATE		RTTP							

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=1999] W12 FEP=[YR=1999] N10 W20 S10 E20\$ W20 N18 W32 S41 FGR=[YR=1999] S21 E24 N21 W24\$ E24 S5 FOP=[YR=1999] S4 E17 N6 W6 S2 W11\$ E11 N2 E6 S8 E11 N2 E12 N32\$.													

LAND DESCRIPTION														TOTAL OB/XF														17,536	
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	100			0.00	0.00	2.07	AC		1.00	1.00	1.00	7,500.00	7,500.00	15,525												