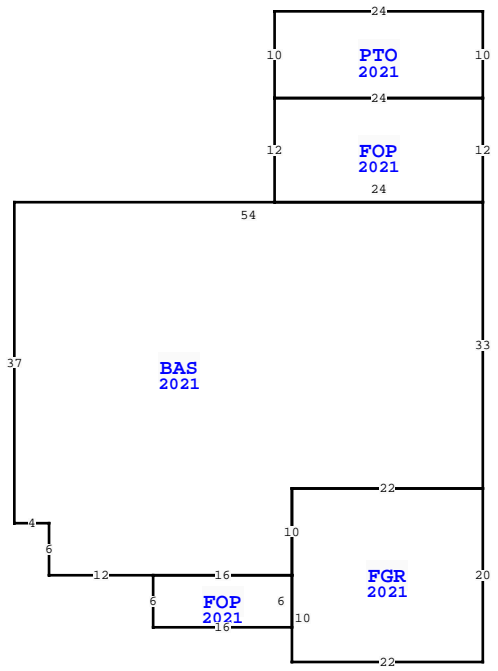


ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	05	WOOD	FRAME	100	
Exterior Wall	02	HARDIE	BRD	100	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floo	10	LAMINATED	50		
Interior Floo	14	CARPET	50		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms				3	100
Bathrooms				2	100
Story Height				0	100
Stories	1.			1.	100
Units				0	100
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	2	MKT AREA		10	
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,078	100	2021	2,078	213,785
FGR	440	50	2021	220	22,634
FOP	96	30	2021	29	2,983
FOP	288	30	2021	86	8,847
PTO	240	5	2021	12	1,235
TOTALS	3,142			2,425	249,484

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,425	110.5000	104.98	254,576	2021	2021	0	0	2.00	98.00
1 SINGLE FAM 100% - 2022 Heated Area: 2078 HX Base Yr 2022											



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE		249,484			
TOTAL MARKET OB/XF VALUE		23,854			
TOTAL LAND VALUE - MARKET		37,500			
TOTAL MARKET VALUE		310,838			
SOH/AGL Deduction		40,295			
ASSESSED VALUE		270,543			
TOTAL EXEMPTION VALUE		HX HB 50,000			
BASE TAXABLE VALUE		220,543			
TOTAL JUST VALUE		310,838			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		314,166			
2022 PORT FROM 00-00-075-141-10234-A03					
PU SFD, XFOB POWER 2/24/21					
5 YR PRLC CH, N/C					
5 YR PRLC CH, N/C					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
21000022	SFD-CO	0	02/25/2021		
21000045	POLE BARN	0	02/21/2021		
21000045	ELEC-CC	0	01/21/2021		
SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / I / V	RSN CD	SALE PRICE
1170/0464	9/22/2020	WD Q	V	01	25,000
GRANTOR: CAUSSEUX WILLIAM W I					
GRANTEE: HOMAN JOHN					
0111/0531	4/01/1985	WD U	V		4,056
GRANTOR:					
GRANTEE:					
BUILDING NOTES					
BUILDING DIMENSIONS					
PTO=[YR=2021] W24 S10 E24 FOP=[YR=2021] W24 S12 E24					
BAS=[YR=2021] W54 S37 E4 S6 E12 FOP=[YR=2021] S6 E16 N6					
W16\$ E16 FGR=[YR=2021] S10 E22 N20 W22 S10\$ N10 E22 N33\$					
N12\$ N10 \$.					

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	0700	PORT BLDG	0	100	8	10			8.00	100	2008	2008	3	70	448		
2	0210	CONCRETE D	0	100	25	20	SF	6.00	6.00	100	2021	2021	3	93	2,790		
3	0211	CONCRETE W	0	100	20	4	SF	6.00	6.00	100	2021	2021	3	93	446		
4	0025	BARN, POLE	0	100	48	24	SF	12.50	12.50	100	2021	2021	3	93	13,392		
5	0210	CONCRETE D	0	100	25	23	SF	6.00	6.00	100	2021	2021	3	93	3,209		
6	0210	CONCRETE D	0	100	25	23	SF	6.00	6.00	100	2021	2021	3	93	3,209		
7	0213	CONCRETE P	0	100	6	10	SF	6.00	6.00	100	2021	2021	3	100	360		
TOTALS												23,854					

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	000100	C	SFR	100		AG	0.00	0.00	5.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	37,500							