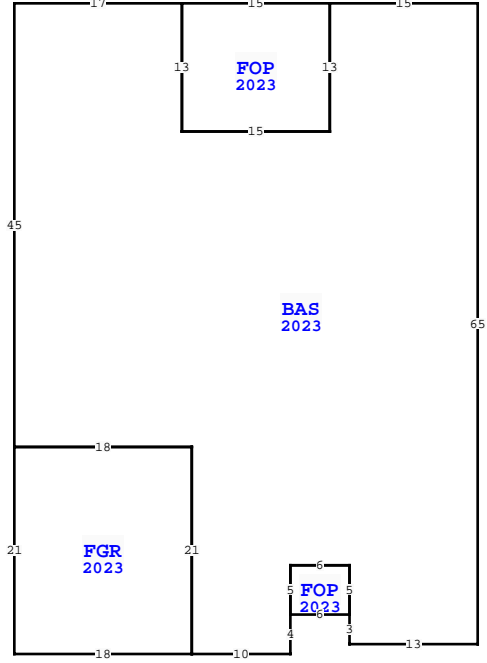


ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR SLAB 100		
Frame	02		WOOD FRAME 100		
Exterior Wall	05		HARDIE BRD 100		
Roof Structur	03		GABLE/HIP 100		
Roof Cover	03		COMP SHNGL 100		
Interior Wall	05		DRYWALL 100		
Interior Floo	07		VYL PLANK 50		
Interior Floo	14		CARPET 50		
Ceiling	08		8 FT 100		
Heating Type	13		HEAT PUMP 100		
Air Condition	13		HEAT PUMP 100		
Bedrooms			5 100		
Bathrooms			3 100		
Stories	1.		1. 100		
Units			0 100		
Condition Adj	12		AVERAGE 100		
Quality	03		AVERAGE		
DOR CODE	0100		SINGLE FAMILY		
MAP NUM	2		MKT AREA 10		
NEIGHBORHOOD/LOC	426.00		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,462	100	2023	2,462	254,425
FGR	378	50	2023	189	19,531
FOP	30	30	2023	9	930
FOP	195	30	2023	58	5,994
TOTALS	3,065			2,718	280,881

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%	- 2024								
Heated Area: 2462						HX Base Yr 2024					



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION BY		STANDARD			
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE		280,881			
TOTAL MARKET OB/XF VALUE		5,088			
TOTAL LAND VALUE - MARKET		57,000			
TOTAL MARKET VALUE		342,969			
SOH/AGL Deduction		0			
ASSESSED VALUE		342,969			
TOTAL EXEMPTION VALUE		50,000		HX HB	
BASE TAXABLE VALUE		292,969			
TOTAL JUST VALUE		342,969			
NCON VALUE		285,969			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		57,000			
FR PU NCON & XFOPS 01-02-2024					
5YR PRCL CK NC					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
OBN23-00014	SFD-CO	0	05/11/2023		
SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / V / I /	RSN CD	SALE PRICE
1341/0385	12/15/2023	WD Q	Q I	01	375,400
GRANTOR: DR HORTON INC					
GRANTEE: GALLOWAY CHERYL					
1268/0658	5/31/2022	WD Q	V	05	5,382,000
GRANTOR: PAFFORD PROPERTIES &					
GRANTEE: DR HORTON INC					
BUILDING NOTES					
BUILDING DIMENSIONS					
BAS=[YR=2023;ORIG=30,10] E17 S13 E15 N13 E15 S65 W13 N3 N5 W6 S5 S4 W10 N21 W18 N45 \$					
FOP=[YR=2023;ORIG=47,10] E15 S13 W15 N13 \$					
FGR=[YR=2023;ORIG=30,55] E18 S21 W18 N21 \$					
FOP=[YR=2023;ORIG=58,67] E6 S5 W6 N5 \$					

EXTRA FEATURES															BLD DATE		LGL DATE		XF DATE		AG DATE	
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	0211	CONCRETE W	0	100	45	16	720.00	SF	6.00	6.00	100	2024	2023	AV	100	4,320						
2	0210	CONCRETE D	0	100	0	0	128.00	SF	6.00	6.00	100	2024	2023	AV	100	768						

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	57,000.00	57,000.00	57,000							