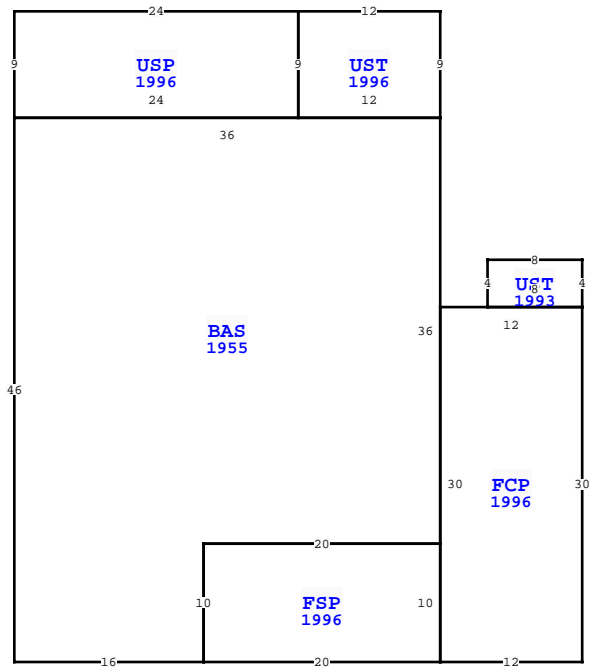


ELEMENT		CD		CONSTRUCTION	
Foundation	01	WOOD	FRAME	100	
Frame	30	WOOD	FRAME	100	
Exterior Wall	02	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	04	PLYWOOD	50		
Interior Wall	05	DRYWALL	50		
Interior Floo	09	PINE WOOD	100		
Heating Type	04	AIR DUCTED	100		
Air Condition	02	WINDOW	100		
Bedrooms		3	100		
Bathrooms		1	100		
Story Height		0	100		
Stories	1.	1.	100		
Units		0	100		
Quality	02	BELOW AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	5	MKT AREA	13		
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100	1955	1,456	47,500
FCP	360	25	1996	90	2,936
FSP	200	55	1996	110	3,589
USP	216	40	1996	86	2,806
UST	32	45	1993	14	457
UST	108	45	1996	49	1,598
TOTALS	2,372			1,805	58,886

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,805	85.8500	81.56	147,216	1955	1955	0	0	60.00	40.00		
1 SINGLE FAM 0% - 0 Heated Area: 1456 HX Base Yr													



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE				58,886		
TOTAL MARKET OB/XF VALUE				1,831		
TOTAL LAND VALUE - MARKET				7,500		
TOTAL MARKET VALUE				68,217		
SOH/AGL Deduction				0		
ASSESSED VALUE				68,217		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				68,217		
TOTAL JUST VALUE				68,217		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				68,963		
MM 5YR CK DEMO DCK, DEMO XFOB 3/8/2023						
COA PER NCOA REPORT						
5 YR PRCL CK, CHG QUAL.						
ANNA JEAN BRINSON DOD 10-2-2015 OR 997 P 687						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
30677	ELEC	0	08/25/2003			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1345/0219	1/30/2024	QC	U	I	11	100
GRANTOR: BRINSON KATHRYN J						
GRANTEE: BRINSON JAMES W & A						
0367/0881	12/23/1999	QC	U	I		100
GRANTOR: BRINSON ANNA JEAN						
GRANTEE:						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1955;ORIG=0,9] W36 S46 E16 N10 E20 N36 \$						
FCP=[YR=1996;ORIG=0,55] E12 N30 W12 S30 \$						
USP=[YR=1996;ORIG=-36,9] E24 N9 W24 S9 \$						
FSP=[YR=1996;ORIG=-20,55] E20 N10 W20 S10 \$						
UST=[YR=1996;ORIG=0,0] W12 S9 E12 N9 \$						
UST=[YR=1993;ORIG=12,25] N4 W8 S4 E8 \$						

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	0	0	0	1.00	UT	1,900.00	1,900.00	100	1980	1980	3	20	380	
2	0940	OPEN SHED	0	0	29	18	522.00	SF	4.00	4.00	100	1980	1980	3	20	418	
4	0940	OPEN SHED	0	0	23	22	506.00	SF	4.00	4.00	100	1980	1980	3	20	405	
5	0770	PUMP HOUSE	0	0	7	5	35.00	SF	5.00	5.00	100	1960	1960	3	0	0	
6	0210	CONCRETE D	0	0	23	13	299.00	SF	6.00	6.00	100	1990	1990	3	20	359	
7	0210	CONCRETE D	0	0	18	12	216.00	SF	6.00	6.00	100	1990	1990	3	20	259	
8	0211	CONCRETE W	0	0	4	2	8.00	SF	6.00	6.00	100	1996	1996	3	20	10	

TOTAL OB/XF														1,831	
BLD DATE 06/22/2018 MMJT														LGL DATE 06/22/2018 MMJT	
XF DATE 06/22/2018 MMJT														AG DATE	
INC DATE															

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			0.00	0.00	1.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	7,500							

REVIEW DATE 03/08/2023 BY MMLW																													
Total Acres: 1.00						Total Land Value: 7,500						Market: 0						Agricultural: 0						Common: 7,500					