



| ELEMENT          |                  | CD            |       | CONSTRUCTION |                      |
|------------------|------------------|---------------|-------|--------------|----------------------|
| Foundation       | 02               | CONCR         | SLAB  | 100          |                      |
| Frame            | 19               | WOOD          | FRAME | 100          |                      |
| Exterior Wall    | 12               | COMMON        | BRK   | 70           |                      |
| Exterior Wall    | 30               | VINYL         | 30    |              |                      |
| 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   |              |                      |
| 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              | 1,984            | 100           | 1993  | 1,984        | 145,137              |
| FGR              | 440              | 50            | 1993  | 220          | 16,094               |
| FOP              | 144              | 30            | 1993  | 43           | 3,146                |
| FOP              | 210              | 30            | 1993  | 63           | 4,609                |
| FOP              | 300              | 30            | 1993  | 90           | 6,584                |
| TOTALS           | 3,078            |               |       | 2,400        | 175,569              |

| 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% - 0  |             |                | 254,448        | 1992 | 1992 | 0    | 0    | 31.00 | 69.00  |  |

Heated Area: 1984 HX Base Yr

| WAKULLA COUNTY PROPERTY   |                   |              |                      |            |
|---|-------------------|--------------|----------------------|------------|
| VALUATION SUMMARY   |                   | PAGE 1 of 2  |                      |            |
| VALUATION BY  | STANDARD          | Tax Group: 3 | Tax Dist:            |            |
| BUILDING MARKET VALUE   | 175,569           |              |                      |            |
| TOTAL MARKET OB/XF VALUE  | 164,954           |              |                      |            |
| TOTAL LAND VALUE - MARKET   | 26,250            |              |                      |            |
| TOTAL MARKET VALUE  | 366,773           |              |                      |            |
| SOH/AGL Deduction   | 112,654           |              |                      |            |
| ASSESSED VALUE  | 254,119           |              |                      |            |
| TOTAL EXEMPTION VALUE   | 50,000            | HX HB        |                      |            |
| BASE TAXABLE VALUE  | 204,119           |              |                      |            |
| TOTAL JUST VALUE  | 366,773           |              |                      |            |
| NCON VALUE  | 0                 |              |                      |            |
| INCOME VALUE  |                   |              |                      |            |
| PREVIOUS YEAR MKT VALUE   | 378,198           |              |                      |            |
| 5 YR PRCL CH, N/C FRFR  |                   |              |                      |            |
| CODE XFOB LN 6, PU XFOB LN 13-18  |                   |              |                      |            |
| 5 YR PRCL CH, CHG CODE, DIMENS XFOB LN 4, CHG   |                   |              |                      |            |
| 5 YR PRCL CH, PU XFOB LN 8-12   |                   |              |                      |            |
| PERMIT NUM  | DESCRIPTION       | AMT          | ISSUED               |            |
| OB24-000653   | HVAC CHANGE OUT-C |              | 09/23/2024           |            |
| 16000291  | REROOF            | 0            | 03/02/2017           |            |
| 17000291  | REROOF-CO         | 0            | 03/02/2017           |            |
| 16000384  | POOL-CO           | 0            | 05/10/2016           |            |
| 16000029  | CARPORT           | 0            | 01/20/2016           |            |
| 2009690   | ELECTRICAL        | 0            | 08/18/2009           |            |
| SALES DATA  |                   |              |                      |            |
| OFF RECORD Number   | DATE              | TYPE INST    | Q / V / RSN / I / CD | SALE PRICE |
| 0878/0049   | 4/25/2012         | QC U         | I 11                 | 100        |
| GRANTOR: CHASON RONALD E & L  |                   |              |                      |            |
| GRANTEE: CHASON RONALD E & L  |                   |              |                      |            |
| 0108/0918   | 1/01/1985         | WD U         | V                    | 100        |
| GRANTOR:  |                   |              |                      |            |
| GRANTEE:  |                   |              |                      |            |
| BUILDING NOTES  |                   |              |                      |            |
| BUILDING DIMENSIONS   |                   |              |                      |            |
| BAS=[YR=1993] W22 FOP=[YR=1993] N15 W20 S15 E20\$ W12<br>FOP=[YR=1993] W30 S4 E18 S2 E12 N6\$ S6 W12 N2 W18 S38 E12<br>FOP=[YR=1993] S3 E30 N7 W30 S4\$ N4 E30 FGR=[YR=1993] S4 E22<br>N20 W22 S16\$ N16 E22 N22\$. |                   |              |                      |            |

| 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              | 0130       | FIRE PLACE  | 0       | 100 | 0  | 1.00     | UT | 1,300.00 | 1,300.00       | 100       | 1985    | 1985        | 3 | 35     | 455             |       |
| 2              | 0040       | CARPORT FI  | 0       | 100 | 12 | 192.00   | SF | 12.00    | 12.00          | 100       | 1991    | 1991        | 3 | 48     | 1,106           |       |
| 3              | 0620       | WOOD UTL B  | 0       | 100 | 8  | 128.00   | SF | 6.00     | 6.00           | 100       | 1991    | 1991        | 3 | 20     | 154             |       |
| 4              | 0030       | BARN, POLE  | 0       | 100 | 18 | 828.00   | SF | 9.00     | 9.00           | 100       | 1994    | 1994        | 3 | 20     | 1,490           |       |
| 5              | 0625       | PORT WD UT  | 0       | 100 | 10 | 120.00   | SF | 6.00     | 6.00           | 100       | 1995    | 1995        | 3 | 20     | 144             |       |
| 6              | 0050       | CARPORT UN  | 0       | 100 | 20 | 240.00   | SF | 9.00     | 9.00           | 100       | 2009    | 2009        | 3 | 72     | 1,555           |       |
| 7              | 0210       | CONCRETE D  | 0       | 100 | 17 | 340.00   | SF | 6.00     | 6.00           | 100       | 2009    | 2009        | 3 | 39     | 796             |       |
| 8              | 0125       | MTL/VYL AC  | 0       | 100 | 0  | 224.00   | LF | 19.00    | 19.00          | 100       | 2016    | 2016        | 3 | 72     | 3,064           |       |
| 9              | 0209       | CONCRETE P  | 0       | 100 | 17 | 68.00    | SF | 8.00     | 8.00           | 100       | 2016    | 2016        | 3 | 72     | 392             |       |
| 10             | 0220       | POOL VINYL  | 0       | 100 | 40 | 2,480.00 | SF | 60.00    | 60.00          | 100       | 2016    | 2016        | 3 | 72     | 107,136         |       |

| 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  | 3.50        | AC        |     | 1.00     | 1.00        | 1.00    | 7,500.00   | 7,500.00       | 26,250     |                             |      |         |      |     |    |        |

