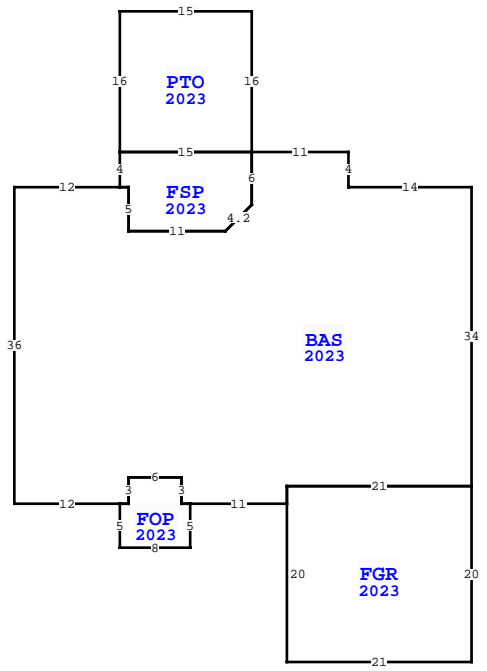




ELEMENT		CD	CONSTRUCTION
Foundation	02		CONCR SLAB 100
Frame	02		WOOD FRAME 100
Exterior Wall	05		HARDIE BRD 90
Exterior Wall	11		AVERAGE 10
Roof Structur	03		GABLE/HIP 100
Roof Cover	03		COMP SHNGL 100
Interior Wall	05		DRYWALL 100
Interior Floo	07		VYL PLANK 50
Interior Floo	14		CARPET 50
Ceiling	08		8 FT 100
Heating Type	13		HEAT PUMP 100
Air Condition	13		HEAT PUMP 100
Bedrooms			4 100
Bathrooms			2 100
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	000		1.00/

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: 1791							
					HX Base Yr 2024						



AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,791	100	2023	1,791	194,646
FGR	420	50	2023	210	22,823
FOP	58	30	2023	17	1,848
FSP	126	55	2023	69	7,499
PTO	240	5	2023	12	1,304
TOTALS	2,635			2,099	228,119

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	0210	CONCRETE D	0	100	0	0	1,373.00	SF	6.00	6.00	100	2024	2023	AV	100	8,238	
2	0211	CONCRETE W	0	100	63	4	252.00	SF	6.00	6.00	100	2024	2023	AV	100	1,512	
3	0025	BARN, POLE	0	100	36	24	864.00	SF	12.50	12.50	100	2024	2023	AV	100	10,800	
4	0210	CONCRETE D	0	100	5	24	120.00	SF	6.00	6.00	100	2024	2023	AV	100	720	

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	20,000.00	20,000.00	20,000							

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			228,119
TOTAL MARKET OB/XF VALUE			21,270
TOTAL LAND VALUE - MARKET			20,000
TOTAL MARKET VALUE			269,389
SOH/AGL Deduction			45,807
ASSESSED VALUE			223,582
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			173,582
TOTAL JUST VALUE			269,389
NCON VALUE			249,389
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			20,000
HX PORTED IN FROM 09619-003			
FR PU NCON & XFOBS 03-14-2023			
COA PER NCOA REPORT			
5 YR PRCL CK, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000957	SFD-CO	0	10/13/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1242/0304	12/09/2021	WD Q	Q	V	01	25,000
GRANTOR: KIRTON K STRATTON, PE						
GRANTEE: JACKSON JEFFREY & W						
1167/0624	7/10/2020	PR U	V	11		100
GRANTOR: KIRTON K STRATTON PER						
GRANTEE: KENNETH MYRON KIRTO						

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2023;ORIG=40,13] E12 E1 S5 E11 U3R3 N6 E11 S4 E14 S34 W21 S2 W11 W1 N3 W6 S3 W1 W12 N36 \$	
FSP=[YR=2023;ORIG=67,9] W15 S4 E1 S5 E11 U3R3 N6 \$	
PTO=[YR=2023;ORIG=52,-7] E15 S16 W15 N16 \$	
FGR=[YR=2023;ORIG=71,47] E21 S20 W21 N20 \$	
FOP=[YR=2023;ORIG=53,46] E6 S3 E1 S5 W8 N5 E1 N3 \$	