



ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	12	CEDAR/CYPR	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	12	HARDWOOD	50		
Interior Floo	14	CARPET	50		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms			4	100	
Bathrooms			3	100	
Story Height			0	100	
Stories	1.5		1.5	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	1,008	100	1997	1,008	87,372
BAS	876	100	2008	876	75,931
FHS	364	30	2008	109	9,448
FUS	480	100	1997	480	41,606
USP	144	40	1997	58	5,028
TOTALS	2,872			2,531	219,384

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%	- 2002								
Heated Area: 2473						HX Base Yr 2002					

18

10

FUS
1997

18

26

31

BAS
2008

26

18

15

BAS
1997

18

18

18

USP
1997

18

26

14

FHS
2008

26

WAKULLA COUNTY PROPERTY				PAGE 1 of 2	3	
VALUATION SUMMARY						
VALUATION BY		STANDARD				
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE		219,384				
TOTAL MARKET OB/XF VALUE		111,019				
TOTAL LAND VALUE - MARKET		20,000				
TOTAL MARKET VALUE		350,403				
SOH/AGL Deduction		93,485				
ASSESSED VALUE		256,918				
TOTAL EXEMPTION VALUE		50,000		HX HB		
BASE TAXABLE VALUE		206,918				
TOTAL JUST VALUE		350,403				
NCON VALUE		0				
INCOME VALUE						
PREVIOUS YEAR MKT VALUE		351,854				
JS PRMT CK, PU XFOPS. CC 04/2022						
5 YR PRCL CK, N/C						
5 YR PRCL CH, PU XFOP LN 8, PU FNDN & FRME						
RV;CHG EYB; 5 YR PRCL CK						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
22000253	POLE BARN	0	03/23/2022			
20071143	ADDITION-CO	0	08/20/2007			
20144	N/A	0	10/02/1995			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0369/0019	12/07/1999	WD	U	I		114,000
GRANTOR: TURNER JON W & MICHEL						
GRANTEE:						
0262/0040	9/19/1995	WD	Q	V		5,100
GRANTOR:						
GRANTEE:						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1997] W15 N8 W18 S8 W15 PTR=[YR=1997] N20 FUS=[YR=1997] E48 N10 W48 S10\$ S20\$ S2 BAS=[YR=2008] W10 N2 W26 S31 PTR=[YR=2008] S10 FHS=[YR=2008] S14 E26 N14 W26\$ N10\$ E26 N22 E10 N7\$ S16 E15 USP=[YR=1997] S8 E18 N8 W18\$ E33 N18\$.						

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	100	0	1.00	UT	1,900.00	1,900.00	100	1997	1997	3	54	1,026	
2	0160	GARAGE FIN	0	100	29	57	SF	40.00	40.00	100	2003	2003	3	60	39,672	
3	0210	CONCRETE D	0	100	0	0	SF	6.00	6.00	100	2003	2003	3	21	8,693	
4	0211	CONCRETE W	0	100	52	3	SF	6.00	6.00	100	2003	2003	3	21	197	
5	0220	POOL VINYL	0	100	20	32	SF	60.00	60.00	100	2005	2005	3	40	15,360	
6	0211	CONCRETE W	0	100	0	0	SF	6.00	6.00	100	2005	2005	3	24	1,381	
7	0080	4' CHAINLI	0	100	0	0	LF	13.00	13.00	100	2005	2005	3	24	524	
8	0955	PRIVACY FE	0	100	0	0	LF	15.00	15.00	100	2009	2009	3	55	1,188	
9	0030	BARN,POLE	0	100	40	40	SF	9.00	9.00	100	2022	2022	3	97	13,968	
10	0170	GARAGE UNF	0	100	40	30	SF	25.00	25.00	100	2020	2020	3	94	28,200	

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	DPHT 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							

