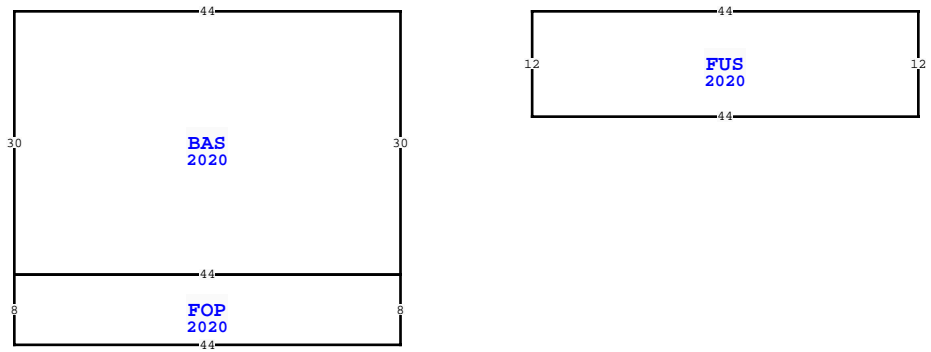


BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	05	WOOD FRAME 100
Exterior Wall	02	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 70
Interior Floo	14	CARPET 30
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		4 100
Bathrooms		4 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,954	129.5000	123.02	240,381	2020	2020	0	0	0	3.00	97.00
2 SINGLE FAM 100% - 2021			Heated Area: 1848			HX Base Yr 2021						



Quality	03	AVERAGE			
DOR CODE	5000	IMPRVD AG RES			
MAP NUM	1	MKT AREA 09			
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,320	100	2020	1,320	157,514
FOP	352	30	2020	106	12,649
FUS	528	100	2020	528	63,006
TOTALS	2,200			1,954	233,170

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
4	0030	BARN, POLE	0	100	48	24			9.00	100	2024	2023		100	10,368	
5	0230	POOL, CONCR	0	100	0	0	SF	65.00	65.00	100	2024	2022		97	36,569	
6	0214	POOL DECK	0	100	0	0	SF	6.00	6.00	100	2024	2022		97	3,661	
7	0029	Barn Lean-	0	100	24	7	SF	8.00	8.00	100	2024	2023		100	1,344	

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	000110	C	SFR RURAL	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							
2	005970	A	TIMBER MIX 1	0			0.00	0.00	20.25	AC		1.00	1.00	1.00	325.00	325.00	6,581							
3	005996	A	AG WETLAND	0			0.00	0.00	8.00	AC		1.00	1.00	1.00	100.00	100.00	800							

TOTAL OB/XF																							
													51,942										

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		233,170	
TOTAL MARKET OB/XF VALUE		51,942	
TOTAL LAND VALUE - MARKET		156,250	
TOTAL MARKET VALUE		307,493	
SOH/AGL Deduction		26,398	
ASSESSED VALUE		281,095	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		231,095	
TOTAL JUST VALUE		441,362	
NCON VALUE		51,942	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		243,883	

LEFT NOTE TO SCHEDULE PRMT CK ON GATE.			
PICKED UP XFOBS FROM GIS AND GOOGLE EARTH			
CORRECT LAND LINES CHANGE HARDWOOD LOW LAND TO TIM			
COC R210199 ADD 2021 HX PER EB			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN24-00030	INTERIOR RENO-CC		06/26/2024
19001024	SFD-CO	0	07/18/2019
31147	ELEC A/C	0	12/30/2003
31068	DWMH	0	12/02/2003
28952	GARG	0	04/24/2002
28406	PLUMBING	0	11/26/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1356/0456	4/19/2024	WD	Q	I	01	625,000
GRANTOR: OSLOWSKI KEITH J						
GRANTEE: SCHOONOVER LEONARD						
1118/0048	7/05/2019	WD	U	V	11	0
GRANTOR: OSLOWSKI KEITH J						
GRANTEE: OSLOWSKI KEITH J						

BUILDING NOTES												
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BUILDING DIMENSIONS												
BAS=[YR=2020] W44 S30 FOP=[YR=2020] S8 E44 N8 W44\$ E44 N30\$ PTR=E15 FUS=[YR=2020] S12 E44 N12 W44\$ W15\$.												