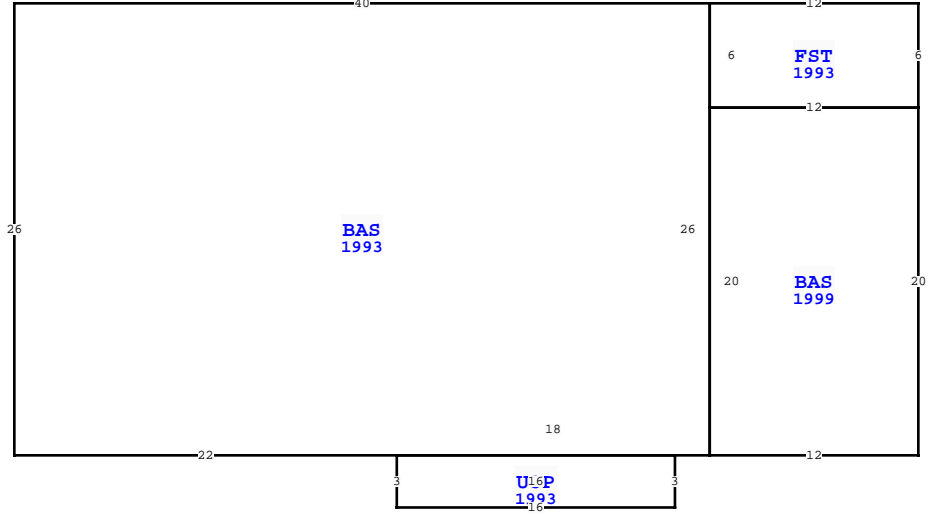




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
05	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
08	SHT VINYL 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
1	MKT AREA		09		
142.00		1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,040	100	1993	1,040	85,215
BAS	240	100	1999	240	19,665
FST	72	55	1993	40	3,278
UOP	48	20	1993	10	820
TOTALS	1,400			1,330	108,976

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,330	115.0000	109.25	145,302	1985	1998	0	0	25.00	75.00
1 SINGLE FAM 100% - 2010 Heated Area: 1280 HX Base Yr 2010											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		108,976	
TOTAL MARKET OB/XF VALUE		1,865	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		145,841	
SOH/AGL Deduction		62,146	
ASSESSED VALUE		83,695	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		33,695	
TOTAL JUST VALUE		145,841	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		146,905	
5 YR PRCL CK, N/C			
5 YR PRCL CH, PU XF0B LN 4, PU CORR TRAV			
APP FILE ON H DRIVE.			
R110207&208- HX OMITTED IN ERROR. SEE 2010			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20001224	RE ROOF	0	12/30/2020
2012453	WINDOWS/DOORS	0	07/11/2012
024686	ADDIT	0	02/12/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0811/0081	11/17/2009	WD Q	Q	I	01	115,000
GRANTOR: THIGPEN BRODERICK SHA						
GRANTEE: CLEMMER CRAIG A						
0281/0309	7/29/1996	WD Q	Q	I		62,500
GRANTOR: THIGPEN BRODERICK SHA						
GRANTEE:						

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	0211	CONCRETE W	0	100	3	18			6.00	100	1985	1985	3	20	65	
2	0210	CONCRETE D	0	100	77	9			6.00	100	1986	1986	3	20	832	
3	0955	PRIVACY FE	0	100	0	0			15.00	100	1986	1986	3	0	0	
4	0700	PORT BLDG	0	100	12	14			8.00	100	2009	2009	3	72	968	

TOTAL OB/XF											
1,865											

BUILDING NOTES											
FST=[YR=1993] W12 BAS=[YR=1993] W40 S26 E22 UOP=[YR=1993] S3 E16 N3 W16\$ E18 N26\$ S6 E12 BAS=[YR=1999] W12 S20 E12 N20\$ N6\$.											

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	100		0	0.00	0.00	1.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	35,000							