



ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
01	WOOD FRAME 100		
02	WOOD FRAME 100		
30	VINYL 100		
03	GABLE/HIP 100		
03	COMP SHNGL 100		
05	DRYWALL 100		
10	LAMINATED 80		
11	CLAY TILE 20		
04	AIR DUCTED 100		
03	CENTRAL 100		
Bedrooms		4 100	
Bathrooms		2 100	
Story Height		0 100	
Stories		1. 100	
Units		0 100	
Quality		08 FAIR	
DOR CODE		0150 SFR/DCA/MOD	
MAP NUM		1 MKT AREA 09	
NEIGHBORHOOD/LOC		000 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,972	100	2012
DCK	42	10	2012
DCK	300	10	2016
UOP	240	20	2014
TOTALS	2,554		

MARKET ADJUSTMENTS																													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																		
1	SFR/DCA/MO	100%	- 2022																										
Heated Area: 1972						HX Base Yr 2022																							
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>05/11/2018</th> <th>MMSR</th> <th>LGL DATE</th> <th>05/11/2018</th> <th>RTSR</th> </tr> <tr> <th>XF DATE</th> <th>05/11/2018</th> <th>RTSR</th> <th>LAND DATE</th> <th>05/11/2018</th> <th>RTSR</th> </tr> <tr> <th>INC DATE</th> <th></th> <th></th> <th>AG DATE</th> <th></th> <th></th> </tr> </thead> </table>												BLD DATE	05/11/2018	MMSR	LGL DATE	05/11/2018	RTSR	XF DATE	05/11/2018	RTSR	LAND DATE	05/11/2018	RTSR	INC DATE			AG DATE		
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XF DATE	05/11/2018	RTSR	LAND DATE	05/11/2018	RTSR																								
INC DATE			AG DATE																										

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	169,224		
TOTAL MARKET OB/XF VALUE	6,289		
TOTAL LAND VALUE - MARKET	41,600		
TOTAL MARKET VALUE	217,113		
SOH/AGL Deduction	0		
ASSESSED VALUE	217,113		
TOTAL EXEMPTION VALUE	HX HB 50,000		
BASE TAXABLE VALUE	167,113		
TOTAL JUST VALUE	217,113		
NCON VALUE	1,018		
INCOME VALUE			
PREVIOUS YEAR MKT VALUE	217,740		
FR 5YR CK PU XFOB 12/8/2023			
FR LEFT DOOR HANGER			
PU XFOB LN 1-6, PU CORR TRAV			
5 YR PRCL CH, CORR PRCL & BLDG CODES TO DCA,			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2012556	DCA-CO	0	08/20/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1144/0499	2/25/2020	WD	U	I	12	137,000
GRANTOR: LAKEVIEW LOAN SERVICI						
GRANTEE: JOHNSTON CHRISTOPHE						
1137/0688	1/16/2020	CT	U	I	18	100
GRANTOR: WAKULLA CLERK OF COUR						
GRANTEE: LAKEVIEW LOAN SERVI						

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	0055	PORTABLE C	0	100	20	18	360.00	SF	3.00	3.00	100	2014	2014	3	62	670	
2	0955	PRIVACY FE	0	100	0	0	56.00	LF	15.00	15.00	100	2014	2014	3	79	664	
3	0940	OPEN SHED	0	100	11	10	110.00	SF	4.00	4.00	100	2014	2014	3	62	273	
4	0940	OPEN SHED	0	100	26	11	286.00	SF	4.00	4.00	100	2014	2014	3	62	709	
5	0630	METAL UTL	0	100	11	8	88.00	SF	8.00	8.00	100	2014	2014	3	62	436	
6	0700	PORT BLDG	0	100	32	12	384.00	SF	8.00	8.00	100	2014	2014	3	82	2,519	
7	0940	OPEN SHED	0	100	11	26	286.00	SF	4.00	4.00	100	2024	2020	AV	89	1,018	
TOTALS															6,289		

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000201	C	MH	100			0.00	0.00	6.40	AC		1.00	1.00	1.00	6,500.00	6,500.00	41,600							