



ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	12	WOOD	FRAME	100	
Exterior Wall	12	CEDAR/CYPR	50		
Exterior Wall	17	CB	STUCCO	50	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	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		3	100		
Bathrooms		3	100		
Story Height		0	100		
Stories	2.	2.	100		
Units		0	100		
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	1	MKT AREA	12		
NEIGHBORHOOD/LOC	154.00	1.45/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,448	100	1998	1,448	168,298
DCK	288	10	1998	29	3,371
FGR	528	50	1998	264	30,684
FSP	168	55	1998	92	10,693
FSP	168	55	1998	92	10,693
FSP	312	55	2017	172	19,991
FUS	1,976	100	1998	1,976	229,666
UOP	624	20	1999	125	14,528
TOTALS	5,512			4,198	487,923

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	4,198	112.5000	154.97	650,564	1998	1998	0	0	25.00	75.00

1 SINGLE FAM 0% - 0 Heated Area: 3424 HX Base Yr

WAKULLA COUNTY PROPERTY				PAGE 1 of 2	3
VALUATION BY		STANDARD			
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE		487,923			
TOTAL MARKET OB/XF VALUE		13,572			
TOTAL LAND VALUE - MARKET		145,000			
TOTAL MARKET VALUE		646,495			
SOH/AGL Deduction		0			
ASSESSED VALUE		646,495			
TOTAL EXEMPTION VALUE		0			
BASE TAXABLE VALUE		646,495			
TOTAL JUST VALUE		646,495			
NCON VALUE		0			
INCOME VALUE		0			
PREVIOUS YEAR MKT VALUE		627,555			
CORRECTED TYPO TO LAST NAME IN MAILING ADDRESS					
17, NEW TRAV					
5 YR PRCL CK, PU XFOB LN 15,16, DEL XFOB LN					
13-15					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
20000516	DOORS	0	11/04/2020		
17001324	REROOF-CO	0	10/12/2017		
17001324	REROOF	0	10/12/2017		
027097	DOCK	0	10/20/2000		
23072	N/A	0	12/30/1997		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1260/0826	12/06/2021	QC	U	I	11	100
GRANTOR: SIMPSON JANE C						
GRANTEE: SIMPSON JANE C REV						
0575/0127	3/09/2005	WD	U	I		585,000
GRANTOR: CMG FINANCIAL SERVICE						
GRANTEE: SIMPSON / SIMPSONER						

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	0625	PORT WD UT	0	0	12	24			8.70	100	1998	1998	3	20	501	
2	0371	FLOATING D	0	0	20	6			29.00	100	2000	2000	3	20	696	
3	0740	UNFINISH O	0	0	16	13			15.95	100	2000	2000	3	57	1,891	
4	0210	CONCRETE D	0	0	16	18			8.70	100	2001	2001	3	20	501	
5	0210	CONCRETE D	0	0	16	26			8.70	100	2001	2001	3	20	724	
6	0211	CONCRETE W	0	0	52	2			8.70	100	2001	2001	3	20	181	
7	0211	CONCRETE W	0	0	12	3			8.70	100	2001	2001	3	20	63	
8	0211	CONCRETE W	0	0	3	7			8.70	100	2001	2001	3	20	37	
9	0130	FIRE PLACE	0	0	0	0			1,885.00	100	1998	1998	3	55	1,037	
10	0375	WOOD WALK	0	0	178	4			21.75	100	2001	2001	3	20	3,097	

TOTAL OB/XF												8,728												
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	000130	C	SFR WATER	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	145,000.00	145,000.00	145,000							

LAND DESCRIPTION												TOTAL OB/XF				8,728								
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	000130	C	SFR WATER	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	145,000.00	145,000.00	145,000							

