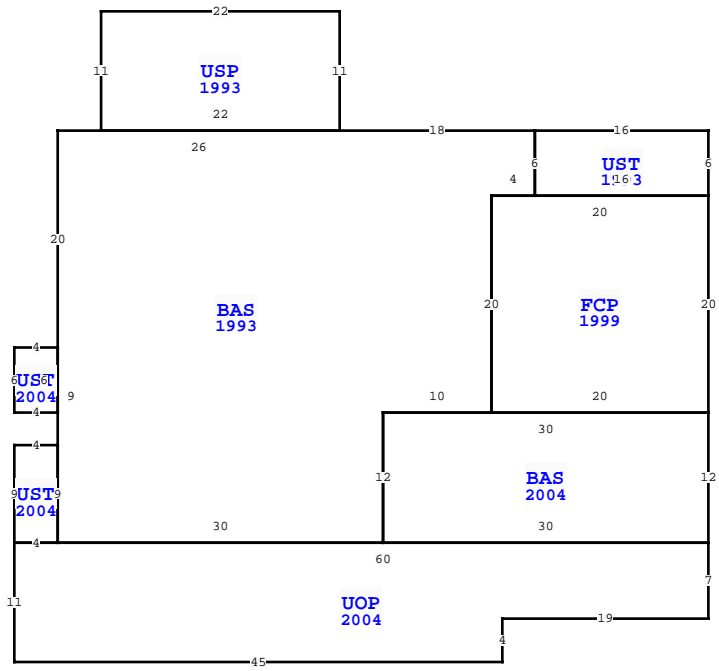


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	00	N/A	100
Frame		N/A	100
Exterior Wall	13	PREFAB PNL	50
Exterior Wall	15	CONC BLOCK	50
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	02	WALL BD/WD	100
Interior Floo	05	ASPH TILE	100
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		3	100
Bathrooms		2	100
Story Height		0	100
Stories	1.	1.	100
Units		0	100
Quality	08	FAIR	
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
BAS	1,424	100	1993
BAS	360	100	2004
FCP	400	25	1999
UOP	628	20	2004
USP	242	40	1993
UST	96	45	1993
UST	24	45	2004
UST	36	45	2004
TOTALS	3,210		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,177	80.1000	76.10	165,670	1970	1970	0	0	53.00	47.00
1 SINGLE FAM 100% - 0 Heated Area: 1784 HX Base Yr											



WAKULLA COUNTY PROPERTY				PAGE 1 of 2	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				77,865		
TOTAL MARKET OB/XF VALUE				15,543		
TOTAL LAND VALUE - MARKET				564,885		
TOTAL MARKET VALUE				159,469		
SOH/AGL Deduction				27,755		
ASSESSED VALUE				131,714		
TOTAL EXEMPTION VALUE				HX HB WX 55,000		
BASE TAXABLE VALUE				76,714		
TOTAL JUST VALUE				658,293		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				111,273		
JS 5YR CK; CHG CODE ON XF0B #6 TO 0025						
2022 AG RENEWAL RECD						
PER 12D8 LEVEL 4 ERROR						
CHG LAND LINE TO ELGBLE TO ALLOW FULL HX AMT						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
15000277	ELEC	0	04/06/2015			
29252	ELEC	0	07/17/2002			
021365	N/A	0	09/10/1996			
021274	N/A	0	08/12/1996			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1368/0738	7/15/2024	SA	U	I	19	100
GRANTOR: LANGSTON OTIS L ESTAT						
GRANTEE: LANGSTON RAMONA CRI						
BUILDING NOTES						
BUILDING DIMENSIONS						
UST=[YR=1993] W16 BAS=[YR=1993] W18 USP=[YR=1993] N11 W22 S11 E22\$ W26 S20 UST=[YR=2004] W4 S6 E4 N6\$ S9 UST=[YR=2004] W4 S9 E4 N9\$ S9 UOP=[YR=2004] W4 S11 E45 N4 E19 N7 W60\$ E30 BAS=[YR=2004] E30 N12 W30 S12\$ N12 E10 FCP=[YR=1999] E20 N20 W20 S20\$ N20 E4 N6\$ S6 E16 N6\$.						

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	0051	CARPENT UN	0	100	10	22	SF	12.00	12.00	100	2003	2003	3	60	1,584	
2	0620	WOOD UTL B	0	100	12	12	SF	6.00	6.00	100	2003	2003	3	21	181	
3	0130	FIRE PLACE	0	100	0	0	UT	1,300.00	1,300.00	100	1993	1993	3	50	650	
4	0940	OPEN SHED	0	100	50	22	SF	4.00	4.00	100	1970	1970	3	20	880	
5	0940	OPEN SHED	0	100	14	10	SF	4.00	4.00	100	1970	1970	3	20	112	
6	0025	BARN,POLE	0	100	24	48	SF	12.50	12.50	100	2009	2009	3	39	5,616	
7	0210	CONCRETE D	0	100	24	48	SF	6.00	6.00	100	2009	2009	3	39	2,696	
8	0700	PORT BLDG	0	100	7	16	SF	8.00	8.00	100	1970	1970	3	20	179	
9	0700	PORT BLDG	0	100	8	12	SF	8.00	8.00	100	1970	1970	3	20	154	
10	0620	WOOD UTL B	0	100	10	27	SF	6.00	6.00	100	1993	1993	3	20	324	

TOTAL OB/XF										12,376														
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	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	005400	A	TIMBER 1 PLA	0			0.00	0.00	141.11	AC		1.00	1.00	1.00	325.00	325.00	45,861							
3	006000	A	PASTURE 1	0			0.00	0.00	16.00	AC		1.00	1.00	1.00	325.00	325.00	5,200							

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	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	005400	A	TIMBER 1 PLA	0			0.00	0.00	141.11	AC		1.00	1.00	1.00	325.00	325.00	45,861							
3	006000	A	PASTURE 1	0			0.00	0.00	16.00	AC		1.00	1.00	1.00	325.00	325.00	5,200							

