

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
14	CARPET 100				
04	AIR DUCTED 100				
03	CENTRAL 100				
3	100				
2	100				
0	100				
2.	2.100				
0	100				
03	AVERAGE				
0100	SINGLE FAMILY				
2	MKT AREA	11			
000	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,204	100	1986	1,204	77,824
FOP	192	30	2004	58	3,749
FOP	360	30	2006	108	6,981
FUS	566	100	1986	566	36,585
PTO	96	5	2006	5	323
TOTALS	2,418			1,941	125,463

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,941	108.0000	102.60	199,147	1986	1986	0	0	37.00	63.00
1 SINGLE FAM 100% - 2017 Heated Area: 1770 HX Base Yr 2017											
BLD DATE 05/12/2017 MMSR LGL DATE 05/12/2017 MMSR XF DATE 05/12/2017 MMSR LAND DATE 05/12/2017 MMSR INC DATE AG DATE											

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE				125,463		
TOTAL MARKET OB/XF VALUE				2,841		
TOTAL LAND VALUE - MARKET				7,500		
TOTAL MARKET VALUE				135,804		
SOH/AGL Deduction				27,262		
ASSESSED VALUE				108,542		
TOTAL EXEMPTION VALUE				50,000		
BASE TAXABLE VALUE				58,542		
TOTAL JUST VALUE				135,804		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				138,074		
5YR CK JS PU XFOB						
2022 QNR RTND TO BE REVIEWED BY ROBBIE						
MAR CERT MISHANNON NICOLE ELLIS OR 1195/535						
5 YR PRCL CH, PU XFOB LN 2, DEL XFOB LN 3						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1019/0731	12/09/2016	WD	U	I	11	139,000
GRANTOR: WILLIAMSON RICKY E						
GRANTEE: WILLIAMSON JUSTIN L						
1019/0728	12/07/2016	CR	U	I	11	100
GRANTOR: WAGNER HARRY & WAGNE						
GRANTEE: WILLIAMSON RICKY E						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1986] W46 FOP=[YR=2006] E30 N12 PTO=[YR=2006] S12 E8 N12 W8\$ W30 S12 \$ S28 E32 FOP=[YR=2004] W32 S6 E32 N6\$ N6 E14 PTR=E20 FUS=[YR=1986] E3 N6 E6 S6 E3 N6 E6 S6 E3 N6 E5 N16 W32 S16 E6 S6\$ W20\$ N22\$.						

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	0130	FIRE PLACE	0	100	0	1.00	UT	1,300.00	1,300.00	100	1983	1983	3	20	260	
2	0630	METAL UTL	0	100	24	288.00	SF	8.00	8.00	100	2016	2016	3	72	1,659	
3	0940	OPEN SHED	0	100	12	288.00	SF	4.00	4.00	100	2018	2018	3	80	922	

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	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			0.00	0.00	1.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	7,500									