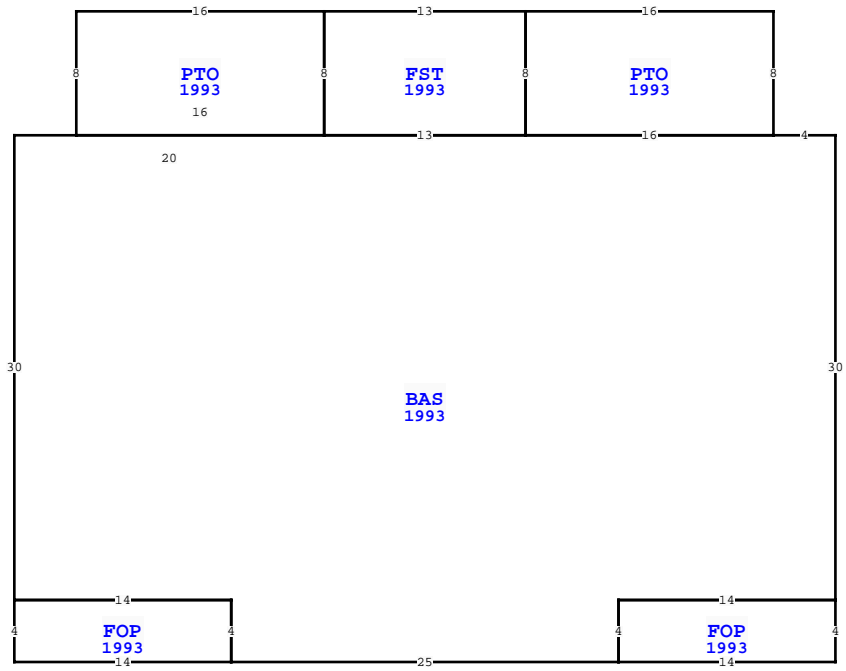




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	30	VINYL	70
Exterior Wall	20	FACE BRICK	30
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	08	SHT VINYL	50
Interior Floo	14	CARPET	50
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		4	100
Bathrooms		2	100
Story Height		0	100
Stories	1.	1.	100
Units		2	100
Quality	03	AVERAGE	
DOR CODE	0801<10 MULTI-FAM		
MAP NUM	5	MKT AREA	08
NEIGHBORHOOD/LOC	171.10	1.60/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,690	100	1993
FOP	56	30	1993
FOP	56	30	1993
FST	104	55	1993
PTO	128	5	1993
PTO	128	5	1993
TOTALS	2,162		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0120	01	1,793	109.7000	157.97	283,240	1994	1997	0	0	46.00	54.00		
1 TWNHSE 0% - 0 Heated Area: 1690 HX Base Yr													



WAKULLA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			152,950
TOTAL MARKET OB/XF VALUE			1,785
TOTAL LAND VALUE - MARKET			30,000
TOTAL MARKET VALUE			184,735
SOH/AGL Deduction			38,620
ASSESSED VALUE			146,115
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			146,115
TOTAL JUST VALUE			184,735
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			132,832

CORRECT PHYSICAL ADDRESS TO 475/477 EMMETT WHALEY			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000194	MECH	0	04/16/2021
20000313	MECH	0	07/20/2020
19000263	REROOF	0	05/08/2019
19000263	REROOF-CO	0	05/08/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1348/0762	2/27/2024	WD	Q	I	01	220,000
GRANTOR: SIMMONS JOY S						
GRANTEE: HERNANDEZ NORMA						
1200/0436	3/25/2021	WD	Q	I	01	500,000
GRANTOR: ANDERTON RYANH W						
GRANTEE: SIMMONS JOY S						

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	0210	CONCRETE D	0	0	0	0	743.00	SF	6.00	6.00	100	2002	2002	3	20	892	
2	0210	CONCRETE D	0	0	0	0	732.00	SF	6.00	6.00	100	2002	2002	3	20	878	
3	0211	CONCRETE W	0	0	1	3	3.00	SF	6.00	6.00	100	2002	2002	3	20	4	
4	0211	CONCRETE W	0	0	3	3	9.00	SF	6.00	6.00	100	2002	2002	3	20	11	

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	000800	C	MULTI-FAM	0			110.00	200.00	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1993] W4 PTO=[YR=1993] N8 W16 S8 E16\$ W16 FST=[YR=1993] N8 W13 S8 E13\$ W13 PTO=[YR=1993] N8 W16 S8 E16\$ W20 S30 FOP=[YR=1993] S4 E14 N4 W14\$ E14 S4 E25 POP=[YR=1993] E14 N4 W14 S4\$ N4 E14 N30\$.	