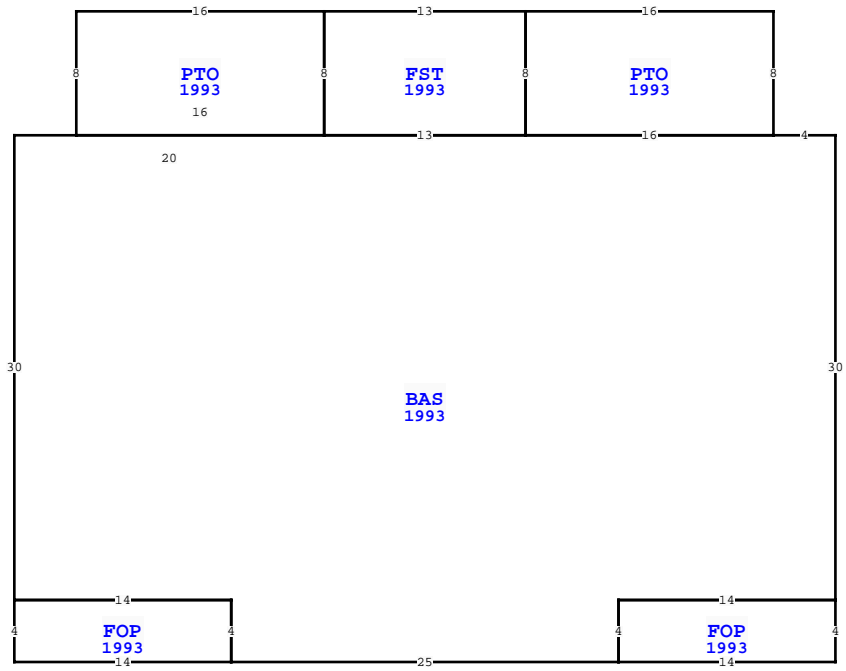




BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Foundation	02 CONCR SLAB 100
Frame	02 WOOD FRAME 100
Exterior Wall	30 VINYL 80
Exterior Wall	20 FACE BRICK 20
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	10 LAMINATED 50
Interior Floo	14 CARPET 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 TOT ADJ AREA SUBAREA MARKET VALUE
BAS	1,690 100 1993 1,690 151,614
FOP	56 30 1993 17 1,525
FOP	56 30 1993 17 1,525
FST	104 55 1993 57 5,113
PTO	128 5 1993 6 538
PTO	128 5 1993 6 538
TOTALS	2,162 1,793 160,854

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	109.3000	157.39	282,200	1994	1998	0	0	43.00	57.00		
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			160,854
TOTAL MARKET OB/XF VALUE			1,451
TOTAL LAND VALUE - MARKET			30,000
TOTAL MARKET VALUE			192,305
SOH/AGL Deduction			41,155
ASSESSED VALUE			151,150
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			151,150
TOTAL JUST VALUE			192,305
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			137,409

CORRECT PHYSICAL ADDRESS TO 471/473 EMMETT WHALEY

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000195	MECH	0	04/16/2021
21000084	RE-ROOF-CO	0	03/02/2021
19000271	MECH	0	05/15/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1343/0596	1/10/2024	WD	Q	I	01	225,000
GRANTOR: SIMMONS JOY S						
GRANTEE: ROSSETTI RICHARD						
1200/0436	3/25/2021	WD	Q	I	01	500,000
GRANTOR: ANDERTON RYANH W						
GRANTEE: SIMMONS JOY S						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

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\$.	

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	691.00	SF	6.00	6.00	100	2002	2002	3	20	829	
2	0210	CONCRETE D	0	0	0	0	506.00	SF	6.00	6.00	100	2002	2002	3	20	607	
3	0211	CONCRETE W	0	0	8	3	3.00	SF	6.00	6.00	100	2002	2002	3	20	4	
4	0211	CONCRETE W	0	0	1	3	9.00	SF	6.00	6.00	100	2002	2002	3	20	11	

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	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							