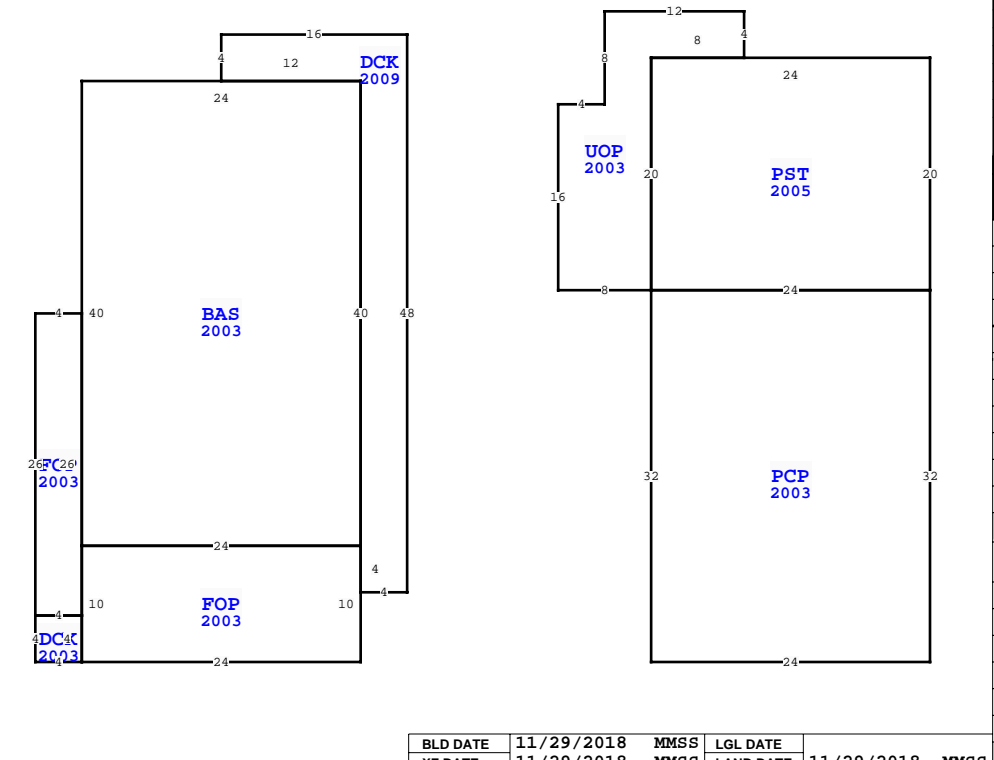


BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	04	PILE WOOD 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	13	PREFAB PNL 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	13	GALVALUM 100			
Interior Wall	05	DRYWALL 100			
Interior Floor	14	CARPET 70			
Interior Floor	12	HARDWOOD 30			
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	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	4	MKT AREA 04			
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	960	100	2003	960	105,453
DCK	16	10	2003	2	220
DCK	240	10	2009	24	2,636
FOP	104	30	2003	31	3,405
FOP	240	30	2003	72	7,909
PCP	768	10	2003	77	8,458
PST	480	15	2005	72	7,909
UOP	192	20	2003	38	4,174
TOTALS	3,000			1,276	140,164

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	1,276	132.9000	126.26	161,108	2003	2010	0	0	13.00	87.00	
1 SINGLE FAM			0% - 0	Heated Area: 960			HX Base Yr					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		140,164	
TOTAL MARKET OB/XF VALUE		9,182	
TOTAL LAND VALUE - MARKET		5,000	
TOTAL MARKET VALUE		154,346	
SOH/AGL Deduction		10,632	
ASSESSED VALUE		143,714	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		143,714	
TOTAL JUST VALUE		154,346	
NCON VALUE		54	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		132,673	
MM 5 YR CK 6/6/23 - CORR RCVR, PU XFOB.			
ADDRESS CLEAN UP - MV TO LN 1			
5 YR PRCL CK, PU XFOB LN 1,2			
DC WILLIAM DAVID LANSFORD OR 1107 P 193			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
200942	DCK	0	01/16/2009
2005871	KNOCK OUT AREA	0	06/27/2005
28520	SFD	0	01/03/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1108/0023	4/19/2019	WD	U	I	11	100
GRANTOR: LANSFORD KATHLEEN						
GRANTEE: ARNOLD CHRISTOPHER						
0378/0343	4/14/2000	WD	Q	V		11,000
GRANTOR: LANSFORD WILLIAM DAVI						
GRANTEE:						

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	0211	CONCRETE W	0	0	12	6			6.00	100	2017	2017	3	76	328	
2	0009	DUMBWAITER	0	0	0	0			10,000.00	100	2017	2017	3	88	8,800	
5	0211	CONCRETE W	0	0	0	0			6.00	100	2024	2009	AV	39	54	

TOTAL OB/XF												
9,182												

BUILDING NOTES												
DCK=[YR=2009] W16 S4 E12 S40 BAS=[YR=2003] N40 W24 S40 E24\$												
FOP=[YR=2003] W24 S10 DCK=[YR=2003] N4 W4 FOP=[YR=2003] E4												
N26 W4 S26\$ S4 E4\$ E24 PTR=E25 PCP=[YR=2003] E24 N32 W24												
PST=[YR=2005] E24 N20 W24 S20\$ UOP=[YR=2003] N20 E8 N4 W12 S8												
W4 S16 E8\$ S32\$ W25\$ N10\$ S4 E4 N48\$.												

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	000100	C	SFR	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	5,000.00	5,000.00	5,000							

TOTAL OB/XF												
9,182												

BUILDING DIMENSIONS												
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