



ELEMENT		CD	BUILDING CHARACTERISTICS		
CONSTRUCTION					
Foundation	02	CONCR	SLAB	100	
Frame	03	MASONRY		100	
Exterior Wall	17	CB	STUCCO	100	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	04	PLYWOOD		100	
Interior Floo	08	SHT	VINYL	100	
Heating Type	04	AIR	DUCTED	100	
Air Condition	03	CENTRAL		100	
Bedrooms		3		100	
Bathrooms		1		100	
Story Height		0		100	
Stories	1.	1.		100	
Units		0		100	
Quality	02	BELOW AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	4	MKT AREA		04	
NEIGHBORHOOD/LOC	57.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,042	100	1960	1,042	36,704
UCP	216	20	1960	43	1,515
UOP	185	20	2011	37	1,303
UST	96	45	1960	43	1,515
TOTALS	1,539			1,165	41,036

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,165	92.6925	88.06	102,590	1960	1960	0	0	60.00	40.00
1 SINGLE FAM 0% - 0 Heated Area: 1042 HX Base Yr											

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		41,036	
TOTAL MARKET OB/XF VALUE		1,534	
TOTAL LAND VALUE - MARKET		8,000	
TOTAL MARKET VALUE		50,570	
SOH/AGL Deduction		0	
ASSESSED VALUE		50,570	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		50,570	
TOTAL JUST VALUE		50,570	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		50,724	
2024 TRIM RTS - UTF			
2 & 5			
5 YR PRCL CH, CHG EXW & QUAL, CHG DIM XFOB LN			
5 YR PRCL CH, PU XFOB LN 5			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2010970	SCREEN RM/PORCH	0	09/21/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1046/0687	8/31/2017	WD	U	I	12	25,000
GRANTOR: FANNIE MAE A/K/A FEDE						
GRANTEE: MCCONNELL AIMEE CHR						
1038/0065	6/15/2017	CT	U	I	38	0
GRANTOR: CLERK OF COURT - CRUM						
GRANTEE: FEDERAL NATIONAL MO						

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	0	0	1.00	UT	1,300.00	1,300.00	100	2003	2003	3	60	780	
2	0620	WOOD UTL B	0	0	14	100.00	SF	6.00	6.00	100	2003	2003	3	21	126	
3	0955	PRIVACY FE	0	0	0	50.00	LF	15.00	15.00	100	2003	2003	3	0	0	
4	0100	6" CHAINLI	0	0	0	92.00	LF	19.00	19.00	100	2004	2004	3	23	402	
5	0940	OPEN SHED	0	0	14	120.00	SF	4.00	4.00	100	2011	2011	3	47	226	

TOTAL OB/XF									
1,534									

BUILDING NOTES									
BAS=[YR=1960] W39 S26 E25 UOP=[YR=2011] W37 UCP=[YR=1960] E12 N18 W12 UST=[YR=1960] E12 N8 W12 S8\$ S18\$ S5 E37 N5\$ S2 E14 N28\$.									

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			50.00	100.00	2.00	LT		1.00	1.00	1.00	4,000.00	4,000.00	8,000							