

BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	01	MINIMUM 50
Interior Wall	05	DRYWALL 50
Interior Floo	03	CONC FINSH 50
Interior Floo	08	SHT VINYL 50
Heating Type	01	NONE 100
Air Condition	02	WINDOW 100
Bedrooms		2 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		1 100
Quality	08	FAIR
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
BAS	3,257	100
	1993	
TOTALS	3,257	3,257
		87,991

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 2018		Heated Area: 3257					HX Base Yr 2018			

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			87,991
TOTAL MARKET OB/XF VALUE			7,616
TOTAL LAND VALUE - MARKET			32,000
TOTAL MARKET VALUE			127,607
SOH/AGL Deduction			6,205
ASSESSED VALUE			121,402
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			71,402
TOTAL JUST VALUE			127,607
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			127,618
MM 5YR CK; +/- XFOBS			
R180132- ADD HX			
MLD 2018 LATE FILE APPRVL			
AP15%, CHG ALL CODES TO SFD			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
16000125	WINDOWS	0	02/12/2016

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	3,257	100	1993	3,257	87,991
TOTALS	3,257			3,257	87,991

BLD DATE	XF DATE	INC DATE	MMSR	MMLK	LGL DATE	LAND DATE	AG DATE
09/22/2017	03/27/2012				09/22/2017		MMSR

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0982/0036	9/25/2015	WD	Q	I	01	70,000
GRANTOR: COULTER BONNIE L						
GRANTEE: CONNETT JOSEPHINE						
0517/0624	1/22/2003	WD	U	I		109,000
GRANTOR: NICHOLS SCOTT & VICKI						
GRANTEE: COULTER BONNIE L						

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	100	0	0	252.00	SF	6.00	6.00	100	1980	1980	3	20	302	
2	0001	BLOCK UTIL	0	100	14	14	196.00	SF	16.00	16.00	100	1980	1980	3	20	627	
3	0211	CONCRETE W	0	100	14	8	112.00	SF	6.00	6.00	100	1980	1980	3	20	134	
4	0211	CONCRETE W	0	100	24	4	96.00	SF	6.00	6.00	100	1993	1993	3	20	115	
5	0210	CONCRETE D	0	100	29	14	406.00	SF	6.00	6.00	100	1993	1993	3	20	487	
6	0210	CONCRETE D	0	100	44	40	1,760.00	SF	6.00	6.00	100	1998	1998	3	20	2,112	
7	0940	OPEN SHED	0	100	12	10	120.00	SF	4.00	4.00	100	2004	2004	3	23	110	
8	0210	CONCRETE D	0	100	44	40	1,760.00	SF	6.00	6.00	100	1998	1998	3	20	2,112	
9	0080	4' CHAINLI	0	100	0	0	505.00	LF	13.00	13.00	100	1980	1980	3	20	1,313	
10	0100	6" CHAINLI	0	100	0	0	80.00	LF	19.00	19.00	100	1980	1980	3	20	304	

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS=[YR=1993] 3257\$.													

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			50.00	400.00	4.00	UT		1.00	1.00	1.00	4,000.00	4,000.00	16,000							
2	000100	C	SFR	100			0.00	800.00	8.00	UT		1.00	1.00	0.50	4,000.00	2,000.00	16,000							