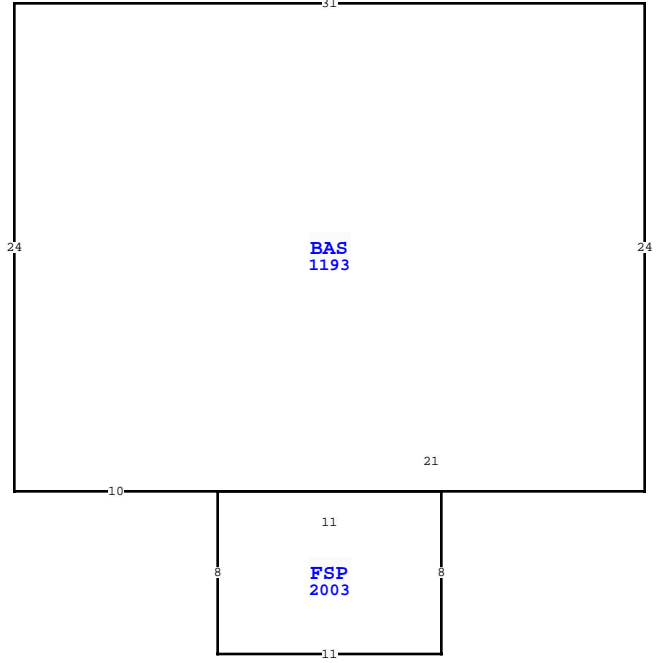


ELEMENT		CD		CONSTRUCTION	
Foundation	01	WOOD	FRAME	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	08	SHT VINYL	50		
Interior Floo	14	CARPET	50		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		2	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	744	100	1193	744	46,257
FSP	88	55	2003	48	2,984
TOTALS	832			792	49,242

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	792	93.5000	88.82	70,345	1993	1993	0	0	30.00	70.00		
1 SINGLE FAM 0% - 0 Heated Area: 744 HX Base Yr													



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				49,242	
TOTAL MARKET OB/XF VALUE				134	
TOTAL LAND VALUE - MARKET				4,000	
TOTAL MARKET VALUE				53,376	
SOH/AGL Deduction				0	
ASSESSED VALUE				53,376	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				53,376	
TOTAL JUST VALUE				53,376	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				54,088	
COA PER NCOA REPORT					
AMENDED TRIM MAILED					
5 YR PRCL CK, N/C					
5 YR PRCL CH, PU FNDN & FRME					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1118/0805	7/29/2019	QC	U	I	30	100
GRANTOR: FLOURNOY DONALD BROAD						
GRANTEE: FLOURNOY DALE CRAIG						
0965/0036	3/16/2015	WD	Q	I	05	100,000
GRANTOR: CASE LEONARD H & DUPO						
GRANTEE: FLOURNOY DONALD B &						

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		6.00	100	2002	2002	3	20	134	

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=1193] W31 S24 E10 FSP=[YR=2003] S8 E11 N8 W11\$ E21 N24\$.			

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	0			50.00	85.00	1.00	LT		1.00	1.00	1.00	4,000.00	4,000.00	4,000							