

ELEMENT		CD		CONSTRUCTION	
Foundation	01	WOOD	FRAME	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	08	WD ON	PLY	50	
Exterior Wall	12	CEDAR/CYPR	50		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	01	MINIMUM	100		
Interior Wall	04	PLYWOOD	100		
Interior Floo	14	CARPET	100		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		5	100		
Bathrooms		3	100		
Story Height		0	100		
Stories	2.	2.	100		
Units		0	100		
Quality	03	AVERAGE			
DOR CODE	5000	IMPRVD AG RES			
MAP NUM	2	MKT	AREA	11	
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,368	100	1978	1,368	77,557
FUS	1,368	100	1978	1,368	77,557
UOP	288	20	1978	58	3,288
USP	224	40	2006	90	5,102
TOTALS	3,248			2,884	163,506

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%	- 2016		297,283	1978	1978	0	0	45.00	55.00
Heated Area: 2736 HX Base Yr 2016											
BLD DATE 02/08/2017 MMSR LGL DATE 02/08/2017 MMSR XF DATE 02/08/2017 MMSR LAND DATE 02/08/2017 MMSR INC DATE											

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VALUATION SUMMARY						
VALUATION BY	STANDARD					
Tax Group: 3	Tax Dist:					
BUILDING MARKET VALUE	163,506					
TOTAL MARKET OB/XF VALUE	2,235					
TOTAL LAND VALUE - MARKET	48,675					
TOTAL MARKET VALUE	181,863					
SOH/AGL Deduction	54,712					
ASSESSED VALUE	127,151					
TOTAL EXEMPTION VALUE	HB HX	50,000				
BASE TAXABLE VALUE	77,151					
TOTAL JUST VALUE	214,416					
NCON VALUE	0					
INCOME VALUE	0					
PREVIOUS YEAR MKT VALUE	183,978					
2024 AG AP RECVD APPRVD						
1/31/24 - AG AUTO RENEW ERROR LETTER MAILED						
5 YR CHK NO CHANGE						
2022 AG RENEWAL RECD						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1317/0822	6/23/2023	QC	U	I	11	100
GRANTOR: QUICK H DAVIS & BETTY						
GRANTEE: TUCKER TAMSI H						
0975/0483	6/29/2015	QC	U	I	11	100
GRANTOR: MCCARTHY JOHN, DANIEL						
GRANTEE: QUICK H DAVIS & BET						
BUILDING NOTES						
BUILDING DIMENSIONS						
USP=[YR=2006] W8 S28 E8 BAS=[YR=1978] W8 N28 W16 S28 W16 S23 E38 UOP=[YR=1978] W36 S8 E36 N8\$ E2 PTR= E15 FUS=[YR=1978] E40 N23 W8 N28 W16 S28 W16 S23\$ W15\$ N23\$ N28\$.						

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	0620	WOOD UTL B	0	100	24	20	480.00	SF	6.00	6.00	100	1980	1980	3	20	576	
2	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	1980	1980	3	20	260	
3	0940	OPEN SHED	0	100	20	12	240.00	SF	4.00	4.00	100	2004	2004	3	23	221	
4	0955	PRIVACY FE	0	100	0	0	104.00	LF	15.00	15.00	100	2005	2005	3	20	312	
5	0770	PUMP HOUSE	0	100	7	6	42.00	SF	5.00	5.00	100	2005	2005	3	20	42	
6	0620	WOOD UTL B	0	100	16	10	160.00	SF	6.00	6.00	100	2006	2006	3	27	259	
7	0940	OPEN SHED	0	100	10	8	80.00	SF	4.00	4.00	100	2006	2006	3	27	86	
8	0940	OPEN SHED	0	100	15	8	120.00	SF	4.00	4.00	100	2006	2006	3	27	130	
9	0940	OPEN SHED	0	100	14	12	168.00	SF	4.00	4.00	100	2012	2012	3	52	349	
TOTAL OB/XF															2,235		

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	000110	C	SFR RURAL	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							
2	005400	A	TIMBER 1 PLA	0			0.00	0.00	2.99	AC		1.00	1.00	1.00	325.00	325.00	972							
3	005996	A	AG WETLAND	0					1.50	AC		1.00	1.00	1.00	100.00	100.00	150							