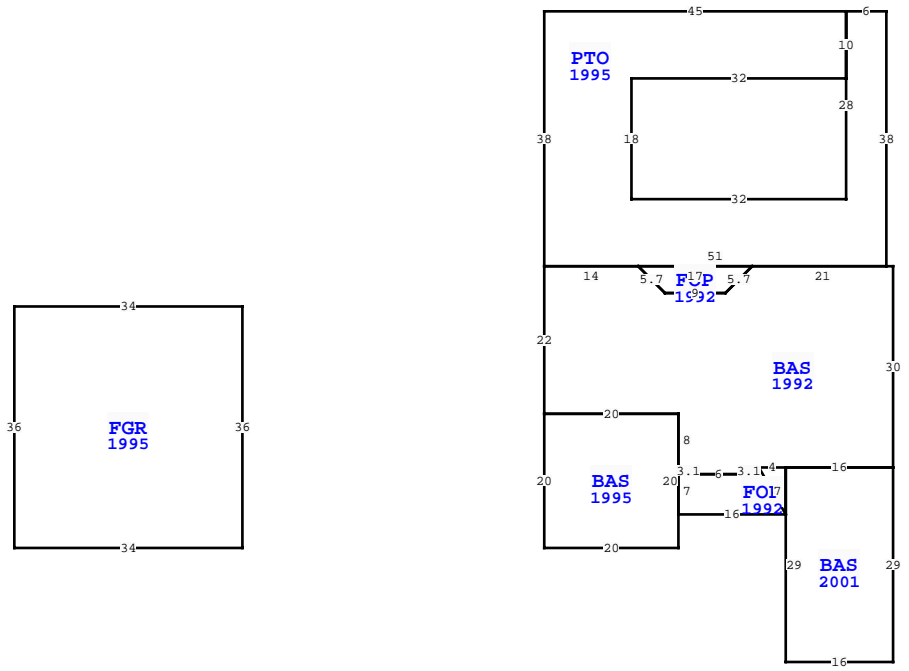




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION	CD	CONSTRUCTION		
02	CONCR SLAB 100	02	WOOD FRAME 100		
05	HARDIE BRD 100	03	GABLE/HIP 100		
03	COMP SHNGL 100	05	DRYWALL 100		
05	DRYWALL 100	11	CLAY TILE 100		
11	CLAY TILE 100	09	9 FT 100		
13	HEAT PUMP 100	13	HEAT PUMP 100		
13	HEAT PUMP 100	13	HEAT PUMP 100		
4	100				
3	100				
0	100				
1.	1. 100				
0	100				
03	AVERAGE				
0100	SINGLE FAMILY				
2	MKT AREA	11			
000	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,371	100	1992	1,371	118,003
BAS	400	100	1995	400	34,428
BAS	464	100	2001	464	39,937
FGR	1,224	50	1995	612	52,675
FOP	52	30	1992	16	1,377
FOP	103	30	1992	31	2,668
PTO	1,362	5	1995	68	5,853
TOTALS	4,976			2,962	254,941

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,962	131.3000	124.74	369,480	1992	1992	0	0	31.00	69.00
1 SINGLE FAM 100% - 2024 Heated Area: 2235 HX Base Yr 2023											



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY				STANDARD		
VALUATION BY		Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE				254,941		
TOTAL MARKET OB/XF VALUE				29,696		
TOTAL LAND VALUE - MARKET				23,500		
TOTAL MARKET VALUE				308,137		
SOH/AGL Deduction				0		
ASSESSED VALUE				308,137		
TOTAL EXEMPTION VALUE		HX HB		50,000		
BASE TAXABLE VALUE				258,137		
TOTAL JUST VALUE				308,137		
NCON VALUE				0		
INCOME VALUE				0		
PREVIOUS YEAR MKT VALUE				444,632		
R240077 CORRECT EYB AND BLDG CONDS -FRDS						
XFOB 1450 PU BY PRMT NO INSP LW						
MAILED LETTER ALONG WITH APPLICATION FOR ADDITIONA						
22 PORT TO LEON - CHANDLER						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
OBN22-00028	SOLAR PANELS-CC		08/31/2022			
19000974	REROOF-CC	0	06/25/2019			
15000777	POLE BARN-CC	0	08/18/2015			
025470	ADDIT	0	07/29/1999			
020575	N/A	0	01/30/1996			
020517	N/A	0	01/10/1996			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1271/0272	6/24/2022	WD	Q	I	01	566,000
GRANTOR: CHANDLER JEFFREY H &						
GRANTEE: CHAMBERS MARK & MEL						
1271/0270	6/17/2022	QC	U	I	30	123,500
GRANTOR: CHANDLER AUSTIN BAILE						
GRANTEE: CHANDLER JEFFREY H						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1992] W21 L4 D4 W9 L4 U4 FOP=[YR=1992] D4 R4 E9 R4 U4 W17 \$ W14 PTO=[YR=1995] E51 N38 W6 S28 W32 N18 E32 N10 W45 S38\$ S22 E20 BAS=[YR=1995] W20 S20 PTR=W45 FGR=[YR=1995] N36 W34 S36 E34\$ E45\$ E20 N20\$ S8 D1 R3 E6 R3 U1 R4 D7 FOP=[YR=1992] N7 W4 L3 D1 W6 L3 U1 S7 E16\$ N7 E16 BAS=[YR=2001] W16 S29 E16 N29\$ N30\$.						

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	2,470.00	SF	6.00	6.00	100	1995	1995	3	20	2,964	
2	0080	4' CHAINLI	0	100	0	0	125.00	LF	13.00	13.00	100	1995	1995	3	20	325	
3	0220	POOL VINYL	0	100	18	32	576.00	SF	60.00	60.00	100	1995	1995	3	40	13,824	
4	0211	CONCRETE W	0	100	53	3	159.00	SF	6.00	6.00	100	1995	1995	3	20	191	
5	0250	ASPHALT AV	0	100	794	11	8,734.00	SF	2.00	2.00	100	1995	1995	3	20	3,494	
6	0211	CONCRETE W	0	100	18	4	72.00	SF	6.00	6.00	100	1992	1992	3	20	86	
7	0030	BARN,POLE	0	100	48	30	1,440.00	SF	9.00	9.00	100	2015	2015	3	67	8,683	
8	0940	OPEN SHED	0	100	8	6	48.00	SF	4.00	4.00	100	2015	2015	3	67	129	
10	1450	SOLAR PANE	0	100	0	0	31.00	UT	0.00	0.00	100	2024	2023		100	0	

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			0.00	0.00	1.00	AC		1.00	1.00	1.00	8,500.00	8,500.00	8,500							
2	000115	C	SFR ACRES	100			0.00	0.00	4.00	AC		1.00	1.00	0.50	7,500.00	3,750.00	15,000							