

ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	80	
Exterior Wall	19	COMMON	BRK	20	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floo	10	LAMINATED	50		
Interior Floo	11	CLAY TILE	50		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		3	100		
Bathrooms		2	100		
Story Height		0	100		
Stories	1.	1.	100		
Units		0	100		
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	5	MKT AREA	10		
NEIGHBORHOOD/LOC	255.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,604	100	2002	1,604	152,277
FGR	420	50	2002	210	19,937
FOP	174	30	2002	52	4,937
FSP	266	55	2003	146	13,860
PTO	140	5	2002	7	665
TOTALS	2,604			2,019	191,674

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% - 2003		114.38	230,933	2002	2006	0	0	17.00	83.00
Heated Area: 1604 HX Base Yr 2003											
BLD DATE	06/11/2019	MMJTT	LGL DATE	06/11/2019	MMJTT	LAND DATE	06/11/2019	MMJTT			
XF DATE	06/11/2019	MMJTT	AG DATE								
INC DATE											

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			191,674
TOTAL MARKET OB/XF VALUE			3,114
TOTAL LAND VALUE - MARKET			30,000
TOTAL MARKET VALUE			224,788
SOH/AGL Deduction			65,714
ASSESSED VALUE			159,074
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			109,074
TOTAL JUST VALUE			224,788
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			227,256
INCR EYB 2002-2006 RE-ROOF CC 7-2022			
5 YR PRCL CK, N/C			
CORR TRAV			
5 YR PRCL CH, PU FNDN & FRME, CORR EXW, FLOOR			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB22-000384	RE-ROOF-CC	0	06/15/2022
027969	SFD	0	07/12/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0444/0379	5/22/2002	WD	U	I		100
GRANTOR: MAJESRIC HOMES & DEVE						
GRANTEE: BIRD ROBERT R & JON						
0441/0370	4/18/2002	WD	Q	I		154,500
GRANTOR: MAJESRIC HOMES & DEVE						
GRANTEE: BIRD ROBERT R & JON						

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		1,317.00	6.00	100	2002	2002	3	20	1,580
2	0211	CONCRETE W	0	100	33	3		99.00	SF 6.00	100	2002	2002	3	20	119
3	0130	FIRE PLACE	0	100	0	0		1.00	UT 1,300.00	100	2002	2002	3	59	767
4	0080	4' CHAINLI	0	100	0	0		116.00	LF 13.00	100	2010	2010	3	43	648

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	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000							