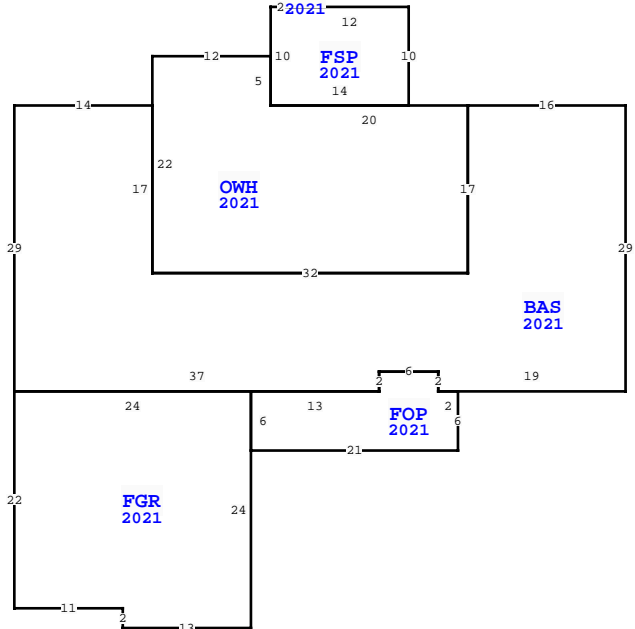




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 90
Exterior Wall	11	AVERAGE 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	VYL PLANK 100
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	2,241	110.9000	105.36	236,112	2021	2021	0	0	0	2.00	98.00		
1 SINGLE FAM 100% - 2023 Heated Area: 1846 HX Base Yr 2023														



Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	5	MKT AREA 10			
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,242	100	2021	1,242	128,240
FGR	554	50	2021	277	28,601
FOP	138	30	2021	41	4,234
FSP	140	55	2021	77	7,951
OWH	604	100	2021	604	62,364
PTO	9	5	2021	0	0
TOTALS	2,687			2,241	231,390

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			231,390
TOTAL MARKET OB/XF VALUE			10,553
TOTAL LAND VALUE - MARKET			18,000
TOTAL MARKET VALUE			259,943
SOH/AGL Deduction			0
ASSESSED VALUE			259,943
TOTAL EXEMPTION VALUE			50,000
BASE TAXABLE VALUE			209,943
TOTAL JUST VALUE			259,943
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			262,563
COA PER HX APP			
PRMT CK FR PU XFOB			
PU NEW SFD; XFOB LNS 2-5 C/O 09/13/21			
ADDRESS CHG PER BGEIGER			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000372	SOLAR PANELS-CC	0	10/21/2022
20000431	SFD-CO	0	08/05/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1150/0269	5/08/2020	WD Q	Q	V	01	12,000
GRANTOR: JAMES THOMPSON HOLDIN						
GRANTEE: JONES BRANDY D AND						
1046/0267	8/31/2017	WD Q	Q	V	05	27,900
GRANTOR: SAVANNAH FOREST LLC						
GRANTEE: JAMES THOMPSON HOLD						

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	80.00	SF	6.00	6.00	100	2021	2021	3	93	446	
2	0210	CONCRETE D	0	100	0	0	557.00	SF	6.00	6.00	100	2021	2021	3	93	3,108	
3	0211	CONCRETE W	0	100	62	4	248.00	SF	6.00	6.00	100	2021	2021	3	93	1,384	
4	0955	PRIVACY FE	0	100	0	0	382.00	LF	15.00	15.00	100	2021	2021	3	98	5,615	
5	1450	SOLAR PANE	0	100	0	0	16.00	UT	0.00	0.00	100	2022	2022	3	97	0	

BUILDING NOTES			
BLD DATE 09/24/2021 MMMK LGL DATE 09/24/2021 MMMK			
XF DATE 07/17/2018 MMJT LAND DATE 09/24/2021 MMMK			
INC DATE AG DATE			

BUILDING DIMENSIONS													
BAS=[YR=2021] W16 S17 OWH=[YR=2021] N17 W20 FSP=[YR=2021] E14 N10 W12 PTO=[YR=2021] E3 N3 W3 S3\$ W2 S10\$ N5 W12 S22 E32\$ W32 N17 W14 S29 FGR=[YR=2021] S22 E11 S2 E13 N24 POP=[YR=2021] S6 E21 N6 W2 N2 W6 S2 W13\$ W24\$ E37 N2 E6 S2 E19 N29\$.													

LAND DESCRIPTION														TOTAL OB/XF 10,553										
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH 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	2.00	LT		1.00	1.00	0.30	30,000.00	9,000.00	18,000							