

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	15	CONC BLOCK	50
Exterior Wall	24	CORG METAL	50
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	02	WALL BD/WD	100
Interior Floo	03	CONC FINSH	100
Ceiling	01	FIN.SUSPD	100
Heating Type	02	CONVECTION	100
Air Condition	02	WINDOW	100
Fixtures	4	100	
Bathrooms	1	100	
Story Height	0	100	
RMS	1	100	
Stories	1.	1.100	
Class	00	N/A	100
Units	0	100	
Quality	02	BELOW AVERAGE	
DOR CODE	2700	VEH SALE/REPAIR	
MAP NUM	5	MKT AREA	08
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,200	100	1993
BAS	2,388	100	1993
BAS	360	100	2000
UST	180	40	2023
TOTALS	4,128		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	VEH REPAIR	0%	- 0									Heated Area: 3948	
												HX Base Yr	
BLD DATE	02/07/2018	MMJT	LGL DATE	02/07/2018	MMJT								
XF DATE	02/07/2018	MMJT	AG DATE										
INC DATE													

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			29,507
TOTAL MARKET OB/XF VALUE			5,407
TOTAL LAND VALUE - MARKET			92,200
TOTAL MARKET VALUE			127,114
SOH/AGL Deduction			193
ASSESSED VALUE			126,921
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			126,921
TOTAL JUST VALUE			127,114
NCON VALUE			8,961
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			119,567
FR 5YR CK 6/22/23; PU NEW TRAV; CH PUSE & BUSE; PU			
5 YR PRCL CK, CHG QUAL & ROOMS			
XFOB LN 7, (ADDITION NOT STARTED)			
5 YR PRCL CH, CORR CODE & LF XFOB LN 2, PU			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2014914	ADDITION	0	11/14/2014
025260	MET UTL	0	06/08/1999

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0523/0019	2/05/2004	QC	U	I		90,000
GRANTOR: MORGAN						
GRANTEE: MORGAN						
0475/0743	2/21/2003	WD	U	I		100
GRANTOR: MORGAN MICHAEL & CHER						
GRANTEE: MORGAN MICHAEL A &						

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	24	26	624.00	SF	6.00	6.00	100	1986	1986	3	20	749	
2	0955	PRIVACY FE	0	0	0	0	121.00	LF	15.00	15.00	100	1999	1999	3	0	0	
3	0250	ASPHALT AV	0	0	46	30	1,380.00	SF	2.00	2.00	100	1996	1996	3	20	552	
4	0700	PORT BLDG	0	0	20	12	240.00	SF	8.00	8.00	100	1999	1999	3	56	1,075	
5	0055	PORTABLE C	0	0	26	25	650.00	SF	3.00	3.00	100	2009	2009	3	39	761	
6	0055	PORTABLE C	0	0	25	15	375.00	SF	3.00	3.00	100	2009	2009	3	39	439	
7	0955	PRIVACY FE	0	0	0	0	114.00	LF	15.00	15.00	100	2014	2014	3	79	1,351	
12	0940	OPEN SHED	0	0	5	24	120.00	SF	4.00	4.00	100	2024	2023	AV	100	480	
TOTALS																5,407	

BUILDING NOTES													
BUILDING DIMENSIONS													
BAS=[YR=1993;ORIG=-6,36] W24 S50 E24 N50 \$													
BAS=[YR=2000;ORIG=-6,86] W24 S15 E24 N15 \$													
UST=[YR=2023;ORIG=-40,36] E10 S18 W10 N18 \$													
BAS=[YR=1993;ORIG=-64,0] E64 S50 W6 N14 W24 W10 W24 N36 \$													

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	001020	C	COMM HWY	0		C2	0.00	0.00	3.86	AC		1.00	1.00	1.00	20,000.00	20,000.00	77,200							
2	000000	C	VAC RES	0		RR1	0.00	0.00	2.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	15,000							