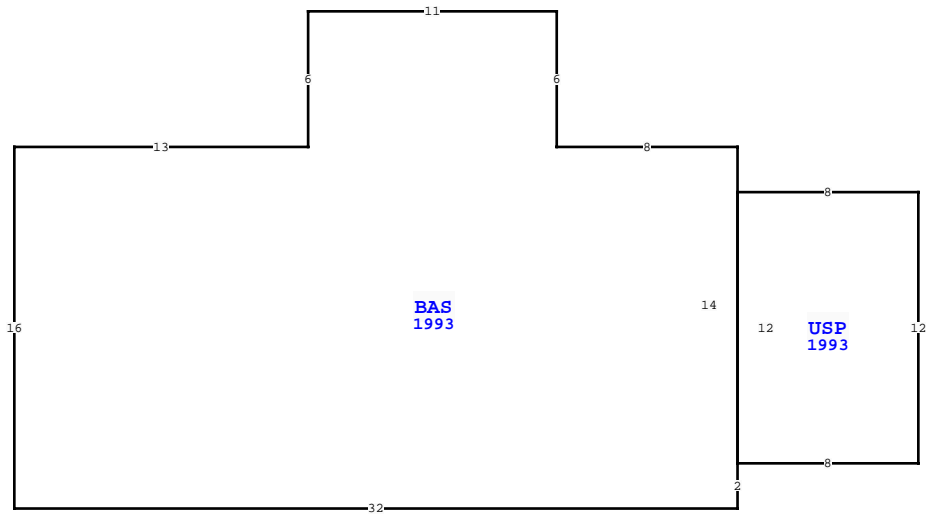


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	04	SINGLE SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	03	PLASTER	100
Interior Floo	02	MIN PLYWD	100
Heating Type	02	CONVECTION	100
Air Condition	02	WINDOW	100
Bedrooms		3	100
Bathrooms		1	100
Story Height		0	100
Stories	1.	1.	100
Units		0	100
Quality	02	BELOW AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	4	MKT AREA	04
NEIGHBORHOOD/LOC	46.00	1.25/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	578	100	1993
USP	96	40	1993
TOTALS	674		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	616	74.8000	88.82	54,713	1950	1950	0	0	60.00	40.00
1 SINGLE FAM 0% - 2024 Heated Area: 578 HX Base Yr											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			21,885
TOTAL MARKET OB/XF VALUE			96
TOTAL LAND VALUE - MARKET			25,250
TOTAL MARKET VALUE			47,231
SOH/AGL Deduction			0
ASSESSED VALUE			47,231
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			47,231
TOTAL JUST VALUE			47,231
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			29,605
2020 TRIM RETURN UTF			
2019 TRIM RETURNED UTF			
5 YR PRCL CK, N/C			
5 YR PRCL CH, PU FNDN			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2009619	REPR PLUMBING	0	07/21/2009

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1309/0234	4/18/2023	WD	Q	I	01	60,000
GRANTOR: LEACH RICHARD W						
GRANTEE: TIDWELL DWIGHT E						
1215/0172	6/14/2021	WD	U	I	11	100
GRANTOR: CRANFORD JAMES MICHAEL						
GRANTEE: LEACH RICHARD W						

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	0	10	8		80.00	SF	6.00				6.00	96

BLD DATE		01/25/2019	MMSS	LGL DATE	01/25/2019	MMSS
XF DATE		01/25/2019	MMSS	LAND DATE	01/25/2019	MMSS
INC DATE				AG DATE		

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=1993] W8 N6 W11 S6 W13 S16 E32 N2 USP=[YR=1993] E8 N12 W8 S12 \$ N14 \$.	

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	0			0.00	0.00	2.00	LT		1.00	1.00	1.00	12,625.00	12,625.00	25,250							