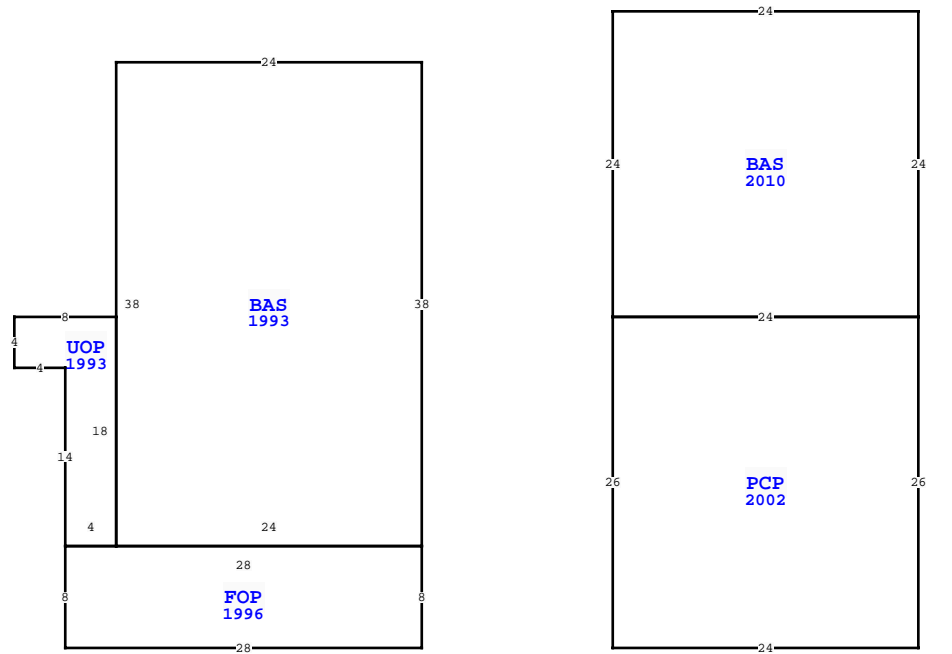


ELEMENT		CD	BUILDING CHARACTERISTICS		
			CONSTRUCTION		
Foundation	04	PILE	WOOD	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	13	GALVALUM	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	09	PINE WOOD	50		
Interior Floo	14	CARPET	50		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		3	100		
Bathrooms		1	100		
Story Height		0	100		
Stories	1.	1.	100		
Units		0	100		
Quality	03	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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	912	100	1993	912	84,474
BAS	576	100	2010	576	53,352
FOP	224	30	1996	67	6,206
PCP	624	10	2002	62	5,743
UOP	88	20	1993	18	1,667
TOTALS	2,424			1,635	151,442

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%	- 2022		Heated Area: 1488					HX Base Yr 2022	



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY		STANDARD				
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE				151,442		
TOTAL MARKET OB/XF VALUE				12,284		
TOTAL LAND VALUE - MARKET				37,875		
TOTAL MARKET VALUE				201,601		
SOH/AGL Deduction				72,471		
ASSESSED VALUE				129,130		
TOTAL EXEMPTION VALUE		HX HB DX		55,000		
BASE TAXABLE VALUE				74,130		
TOTAL JUST VALUE				201,601		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				153,260		
VISITOR LETTER MAILED						
COA RQSTED BY DEBORAH SHEPPARD						
PORT FROM 00788-000 2022 - SHEPPARD						
SHEPPARD PORTED 2020 VALUES/00788-000/2021						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
19000748	CARPORT-CO	0	09/17/2019			
18000608	SIDING RPLC-CO	0	06/04/2018			
18000592	REROOF-CO	0	05/30/2018			
18000287	ROOF OVER	0	03/09/2018			
30076	REROOF	0	04/10/2003			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1163/0664	8/08/2020	QC	U	I	30	100
GRANTOR: GANEY BENNIE M						
GRANTEE: SHEPPARD DEBORAH &						
1060/0540	1/18/2018	WD	Q	I	01	139,000
GRANTOR: MILLER COURTENAY H						
GRANTEE: GANEY BENNIE M						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1993] W24 S38 E24 FOP=[YR=1996] W28 UOP=[YR=1993] E4 N18 W8 S4 E4 S14\$ S8 E28 PTR=E15 PCP=[YR=2002] E24 N26 W24 BAS=[YR=2010] E24 N24 W24 S24\$ S26\$ W15\$ N8\$ N38\$.						

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	0700	PORT BLDG	0	100	20	10			8.00	100	1987	1987	3	44	704	
2	0009	DUMBWAITER	0	100	0	0	UT	10,000.00	10,000.00	100	2017	2017	3	88	8,800	
3	0211	CONCRETE W	0	100	10	5	SF	6.00	6.00	100	2017	2017	3	76	228	
4	0620	WOOD UTL B	0	100	16	12	SF	6.00	6.00	100	2016	2016	3	72	829	
5	0940	OPEN SHED	0	100	12	10	SF	4.00	4.00	100	2016	2016	3	72	346	
6	0055	PORTABLE C	0	100	30	18	SF	3.00	3.00	100	2019	2019	3	85	1,377	
TOTAL OB/XF															12,284	

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	% 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			30.00	125.00	3.00	LT		1.00	1.00	1.00	12,625.00	12,625.00	37,875							