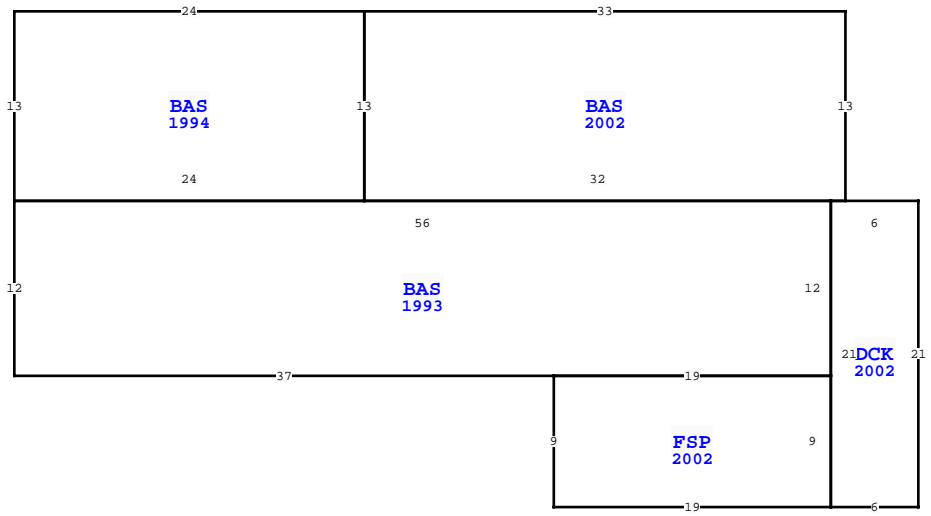




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	01	WOOD FRAME 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 50
Interior Wall	05	DRYWALL 50
Interior Floo	02	MIN PLYWD 100
Heating Type	04	AIR DUCTED 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	1,520	85.8500	101.95	154,964	1974	1980	0	0	43.00	57.00
1 SINGLE FAM 100% - 2014 Heated Area: 1413 HX Base Yr 2014											



Quality	02	BELOW AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	5	MKT AREA 08			
NEIGHBORHOOD/LOC	22.00	1.25/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	672	100	1993	672	39,051
BAS	312	100	1994	312	18,131
BAS	429	100	2002	429	24,930
DCK	126	10	2002	13	755
FSP	171	55	2002	94	5,462
TOTALS	1,710			1,520	88,329

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			88,329
TOTAL MARKET OB/XF VALUE			5,360
TOTAL LAND VALUE - MARKET			15,000
TOTAL MARKET VALUE			108,689
SOH/AGL Deduction			40,887
ASSESSED VALUE			67,802
TOTAL EXEMPTION VALUE	HX HB		42,802
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			108,689
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			83,026
MM 5YR CK 6/23/23; DEMO XFOB; CHG XFOBS			
LN 7-8, CORR FLOOR			
5 YR PRCL CH, PU DIMENS XFOB LN 2, DEL XFOB			
ADD HX FOR 2014			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2014364	SAFETY INSP	0	05/06/2014
18081	N/A	0	01/24/1994

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0933/0517	2/15/2014	QC	U	I	30	100
GRANTOR: HUMPHRIES JAMES F JR						
GRANTEE: HUMPHRIES DAVID A						
0933/7464	5/15/2013	QC	U	I	11	100
GRANTOR: HUMPHRIES JAMES F JR						
GRANTEE: HUMPHRIES JAMES F J						

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	0960	SCREEN ROO	0 100	10	8	80.00	SF	21.00	21.00	100	1980	1980	3	20	336	
2	0525	UTL BLD <1	0 100	8	8	64.00	SF	0.00	0.00	100	1980	1980	3	20	0	
3	0160	GARAGE FIN	0 100	20	20	400.00	SF	40.00	40.00	100	1980	1980	3	20	3,200	
4	0030	BARN, POLE	0 100	40	24	960.00	SF	9.00	9.00	100	1991	1991	3	20	1,728	
5	0940	OPEN SHED	0 100	20	6	120.00	SF	4.00	4.00	100	2000	2000	3	20	96	

BLD DATE		03/29/2018	MMJT	LGL DATE	
XF DATE	03/29/2018	MMJT	LAND DATE	03/29/2018	MMJT
INC DATE		AG DATE			

BUILDING NOTES														
BUILDING DIMENSIONS														
BAS=[YR=1993] W56 S12 E37 FSP=[YR=2002] S9 E19 DCK=[YR=2002] E6 N21 W6 S21\$ N9 W19\$ E19 N12\$ BAS=[YR=2002] E1 N13 W33														
BAS=[YR=1994] W24 S13 E24 N13\$ S13 E32\$.														

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			50.00	100.00	2.00	LT		1.00	1.00	1.00	7,500.00	7,500.00	15,000							