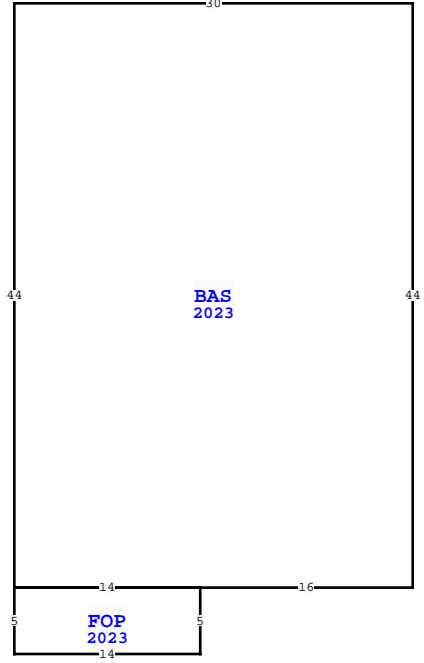




ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	07	VYL PLANK	100		
Ceiling	09	9 FT	100		
Heating Type	13	HEAT PUMP	100		
Air Condition	13	HEAT PUMP	100		
Bedrooms		3	100		
Bathrooms		2	100		
Stories	1.	1.	100		
Units		1	100		
Condition Adj	12	AVERAGE	100		
Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	5	MKT AREA	08		
NEIGHBORHOOD/LOC	108.00	1.25/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,320	100	2023	1,320	171,323
FOP	70	30	2023	21	2,726
TOTALS	1,390			1,341	174,048

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%	- 2024		174,048	2023	2023	0	0	0.00	100.00
				Heated Area: 1320			HX Base Yr 2024				



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			174,048
TOTAL MARKET OB/XF VALUE			3,318
TOTAL LAND VALUE - MARKET			7,500
TOTAL MARKET VALUE			184,866
SOH/AGL Deduction			0
ASSESSED VALUE			184,866
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			134,866
TOTAL JUST VALUE			184,866
NCON VALUE			177,366
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			7,500
MM PU NCON & XFOBS. LA 12/23			
5YR CK NC MM			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
23000098	SFD-CO	0	04/06/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1320/0130	7/07/2023	WD	Q	I	01	214,900
GRANTOR: PONDEROSA HOMES INC						
GRANTEE: WEIKSNER MATTHEW HA						
1267/0486	5/24/2022	WD	Q	V	05	50,300
GRANTOR: OTTER CREEK VENTURES						
GRANTEE: PONDEROSA HOMES INC						

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	21	21	441.00	SF	6.00	6.00	100	2024	2023	AV	100	2,646	
2	0211	CONCRETE W	0 100	23	4	92.00	SF	6.00	6.00	100	2024	2023	AV	100	552	
3	0211	CONCRETE W	0 100	5	4	20.00	SF	6.00	6.00	100	2024	2023	AV	100	120	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2023;ORIG=-50,-10] S44 E14 E16 N44 W30 \$	
FOP=[YR=2023;ORIG=-50,34] E14 S5 W14 N5 \$	

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	1.00	LT		1.00	1.00	1.00	7,500.00	7,500.00	7,500							