

ELEMENT		CD		CONSTRUCTION	
Foundation	01	WOOD	FRAME	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	07	ASB	SHNGLE	100	
Roof Structur	03	GABLE	HIP	100	
Roof Cover	13	GALVALUM	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	09	PINE	WOOD	100	
Heating Type	14	MINI	SPLIT	100	
Air Condition	14	MINI	SPLIT	100	
Bedrooms		3	100		
Bathrooms		2	100		
Story Height		0	100		
Stories	1.	1.	100		
Units		0	100		
Quality	08	FAIR			
DOR CODE	0100	SINGLE	FAMILY		
MAP NUM	5	MKT AREA	13		
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	936	100	1993	936	58,772
FSP	160	55	2022	88	5,526
UOP	36	20	2022	7	439
USP	180	40	1993	72	4,521
TOTALS	1,312			1,103	69,259

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,103	97.2000	92.34	101,851	1960	1991	0	0	32.00	68.00
1 SINGLE FAM 0% - 0 Heated Area: 936 HX Base Yr											

WAKULLA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		69,259	
TOTAL MARKET OB/XF VALUE		2,368	
TOTAL LAND VALUE - MARKET		155,400	
TOTAL MARKET VALUE		227,027	
SOH/AGL Deduction		0	
ASSESSED VALUE		227,027	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		227,027	
TOTAL JUST VALUE		227,027	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		228,759	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000454	DECK-CC	0	05/24/2022
22000456	SCREEN PORCH-CC	0	05/09/2022
OB22-000013	ROOF OVER-CC	0	01/19/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1214/0750	6/14/2021	WD	Q	I	01	249,000

BUILDING NOTES						
GRANTOR: MCCOLLUM ERIC, CHAPMA						
GRANTEE: THOMPSON THOMAS L &						
0927/0166	11/21/2013	PR	U	I	19	47,500
GRANTOR: MCCOLLUM L PERS REP E						
GRANTEE: MCCOLLUM ERIC, CHAP						

BUILDING DIMENSIONS	
BAS=[YR=1993] W7 USP=[YR=1993] N10W18S10 E18\$ W29S10	
UOP=[YR=2022] W6S6E6N6\$ S16E36N5 FSP=[YR=2022] E10N16W10S16\$ N21\$.	

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	8	14	112.00	SF	6.00	6.00	100	1989	1989	3	20	134	
2	0950	METAL SHED	0	0	20	10	200.00	SF	8.00	8.00	100	2002	2002	3	20	320	
3	0940	OPEN SHED	0	0	8	6	48.00	SF	4.00	4.00	100	2011	2011	3	47	90	
4	0140	FIRE PLACE	0	0	0	0	1.00	UT	1,900.00	1,900.00	100	2021	2021	3	96	1,824	

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000132	C	SFR RIVER	0			0.00	0.00	7.77	AC		1.00	1.00	1.00	20,000.00	20,000.00	155,400							