

BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	02	CONCR SLAB 100			
Frame	02	WOOD FRAME 100			
Exterior Wall	03	BELOW AVG. 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	01	MINIMUM 100			
Interior Wall	02	WALL BD/WD 100			
Interior Floor	09	PINE WOOD 50			
Interior Floor	14	CARPET 50			
Heating Type	02	CONVECTION 100			
Air Condition	02	WINDOW 100			
Bedrooms		3 100			
Bathrooms		1 100			
Story Height		0 100			
Stories	2.	2. 100			
Units		0 100			
Quality	02	BELOW AVERAGE			
DOR CODE	5000	IMPRVD AG RES			
MAP NUM	2	MKT AREA 11			
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	611	100	1993	611	14,427
BAS	432	100	1994	432	10,200
DCK	64	10	1994	6	141
FUS	567	100	1994	567	13,388
UOP	52	20	1993	10	236
TOTALS	1,726			1,626	38,392

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,626	57.8000	54.91	89,284	1975	1985	0	0	57.00	43.00

1 SINGLE FAM 0% - 2024 Heated Area: 1610 HX Base Yr

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			38,392
TOTAL MARKET OB/XF VALUE			5,524
TOTAL LAND VALUE - MARKET			123,075
TOTAL MARKET VALUE			63,600
SOH/AGL Deduction			0
ASSESSED VALUE			63,600
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			63,600
TOTAL JUST VALUE			166,991
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			60,670
2023 TRIM RETURNED COA			
COMB PRCLS 04082-000 & 04209-005			
PRCL COMB REQUEST TOLLETT 8504591300			
2023 AG APP RECVD APPRVD			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q U / V I / RSN CD SALE PRICE
1291/0439	11/02/2022	WD Q	Q I 05 160,000
GRANTOR: CLARK MARY E TRUSTEE			
GRANTEE: TOLLETT TEDDY C			
1104/0273	3/14/2019	WD Q	V 01 25,000
GRANTOR: ROSENTHAL SARAH LYNN			
GRANTEE: TOLLETT TED C			
BUILDING NOTES			
BUILDING DIMENSIONS			
BAS=[YR=1994] W27 S16 E27 BAS=[YR=1993] W27 S21 E14			
UOP=[YR=1993] S4 E13 N4 W13\$ E17 N11 W4 N10\$ N16\$ PTR= E15			
DCK=[YR=1994] S8 E8 N8 FUS=[YR=1994] S21 E27 N21 W27\$ W8\$ W15\$.			

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	0050	CARPOT UN	0	0	21 22			462.00	SF	9.00	100	1983	1983	3	20	832
2	0210	CONCRETE D	0	0	34 14			630.00	SF	6.00	100	1983	1983	3	20	756
3	0940	OPEN SHED	0	0	10 17			170.00	SF	4.00	100	1984	1984	3	20	136
4	0060	DECK WOOD	0	0	10 20			200.00	SF	5.00	100	1984	1984	3	20	200
5	0520	WORK SHOP	0	0	30 50			1,500.00	SF	12.00	100	1983	1983	3	20	3,600

LAND DESCRIPTION																								
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	000110	C	SFR RURAL	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							
2	005970	A	TIMBER MIX 1	0			0.00	0.00	4.11	AC		1.00	1.00	1.00	325.00	325.00	1,336							
3	005970	A	TIMBER MIX 1	0			0.00	0.00	5.26	AC		1.00	1.00	1.00	325.00	325.00	1,710							
4	005970	A	TIMBER MIX 1	0			0.00	0.00	5.04	AC		1.00	1.00	1.00	325.00	325.00	1,638							

TOTAL OB/XF											
5,524											

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5,524											