



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
07	PIER BLOCK 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
07	VYL PLANK 70				
14	CARPET 30				
08	8 FT 100				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
3	100				
2	100				
1.	1. 100				
0	100				
12	AVERAGE 100				
03	AVERAGE				
0200	MOBILE HOME				
1	MKT AREA		09		
000	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,248	100	2023	1,248	92,376
DCK	12	10	2023	1	74
DCK	12	10	2023	1	74
TOTALS	1,272			1,250	92,524

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0200	02	1,250	107.9000	75.53	94,412	2023	2023	0	0	2.00	98.00	
2 MOBILE HOM 0% - 2024 Heated Area: 1248 HX Base Yr												
<div style="border: 1px solid black; padding: 10px; width: fit-content; margin: auto;"> <p style="text-align: center;">DCK 2023</p> <p style="text-align: center;">BAS 2023</p> <p style="text-align: center;">DCK 2023</p> </div>												
BLD DATE				08/06/2013	KLSR		LGL DATE					
XF DATE				11/08/2018	RTSR		LAND DATE		11/08/2018		RTSR	
INC DATE							AG DATE					

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			92,524
TOTAL MARKET OB/XF VALUE			4,212
TOTAL LAND VALUE - MARKET			25,500
TOTAL MARKET VALUE			122,236
SOH/AGL Deduction			2,346
ASSESSED VALUE			119,890
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			119,890
TOTAL JUST VALUE			122,236
NCON VALUE			92,524
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			29,796
FR PU NCON 09-25-2023			
2023 TRIM RETURNED COA			
5YR PRCL CK NC JS			
GONE SINCE 11/17			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
23000221	MH-CO	0	06/26/2023
31574	MECH	0	03/26/2004
31577	REROOF	0	03/26/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1166/0729	8/27/2020	WD	Q	I	01	52,500
GRANTOR: EVATT MIA						
GRANTEE: THOMPSON ERIC L & S						
1051/0147	10/19/2017	WD	U	I	12	22,500
GRANTOR: FEDERAL HOME LOAN MOR						
GRANTEE: EVATT MIA						

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	0051	CARPORT UN	0	0	27	26		702.00	SF	12.00				4,212	
TOTAL OB/XF													4,212		

BUILDING NOTES												
BAS=[YR=2023;ORIG=20,20] E33 E4 E11 S26 W29 W4 W15 N26 \$ DCK=[YR=2023;ORIG=53,20] E4 N3 W4 S3 \$ DCK=[YR=2023;ORIG=35,46] E4 S3 W4 N3 \$												

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	000201	C	MH	0			0.00	0.00	3.00	AC		1.00	1.00	1.00	8,500.00	8,500.00	25,500								