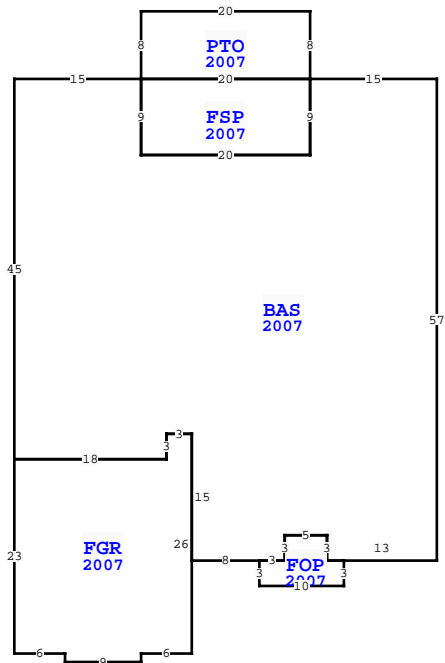


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	05	HARDIE BRD	80
Exterior Wall	19	COMMON BRK	20
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	11	CLAY TILE	50
Interior Floo	14	CARPET	50
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	100
Bedrooms		3	100
Bathrooms		2.5	100
Story Height		0	100
Stories	1.	1.	100
Fireplace	01	FIREPLACE	100
Units		0	100
Quality	03	AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	2	MKT AREA	10
NEIGHBORHOOD/LOC	337.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,394	100	2007
FGR	501	50	2007
FOP	45	30	2007
FSP	180	55	2007
PTO	160	5	2007
TOTALS	3,280		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,765	123.4000	117.23	324,141	2007	2010	0	0	13.00	87.00		
1 SINGLE FAM 100% - 2024 Heated Area: 2394 HX Base Yr 2024													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			282,003
TOTAL MARKET OB/XF VALUE			8,351
TOTAL LAND VALUE - MARKET			50,000
TOTAL MARKET VALUE			340,354
SOH/AGL Deduction			0
ASSESSED VALUE			340,354
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			290,354
TOTAL JUST VALUE			340,354
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			359,948
IRFANULAH - PORT TO HILLSBOROUGH COUNTY			
MM 2022 5 YR CK NC			
5 YR PRCL CHK PU SF XFOB LN2 PU LN 5			
LN 3			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000343	MECH	0	06/26/2019
20061597	SFD-CO	0	10/03/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1306/0294	3/24/2023	WD Q	Q	I	01	375,000
GRANTOR: AGHA IRFANULLAH & HUM						
GRANTEE: RICHARDSON JAMES EA						
0865/0122	10/20/2011	CR U	V	11		100
GRANTOR: SOUTH COUNTY HOMES,LL						
GRANTEE: AGHA IRFANULLAH & H						

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
2	0210	CONCRETE D	0	100	93	12			6.00	100	2007	2007	3	67	4,486	
3	0211	CONCRETE W	0	100	65	4			6.00	100	2007	2007	3	67	1,045	
4	0955	PRIVACY FE	0	100	0	0			15.00	100	2007	2007	3	40	1,710	
5	0210	CONCRETE D	0	100	0	0			6.00	100	2007	2007	3	67	1,110	

TOTAL OB/XF													
8,351													
BLD DATE	06/25/2018	MMTP	LGL DATE	01/04/2020	JB								
XF DATE	06/25/2018	MMTP	LAND DATE										
INC DATE			AG DATE										

BUILDING NOTES													
BAS=[YR=2007] W15 PTO=[YR=2007] N8 W20 S8 E20\$													
FSP=[YR=2007] W20 S9 E20 N9 \$ S9 W20 N9 W15 S45													
FGR=[YR=2007] S23 E6 S1 E9 N1 E6 N26 W3 S3 W18\$ E18 N3 E3													
S15 E8 FOP=[YR=2007] S3 E10 N3 W2 N3 W5 S3 W3\$ E3 N3 E5 S3													
E13 N57\$.													

BUILDING DIMENSIONS													
BAS=[YR=2007] W15 PTO=[YR=2007] N8 W20 S8 E20\$													
FSP=[YR=2007] W20 S9 E20 N9 \$ S9 W20 N9 W15 S45													
FGR=[YR=2007] S23 E6 S1 E9 N1 E6 N26 W3 S3 W18\$ E18 N3 E3													
S15 E8 FOP=[YR=2007] S3 E10 N3 W2 N3 W5 S3 W3\$ E3 N3 E5 S3													
E13 N57\$.													

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	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	50,000.00	50,000.00	50,000							