

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
12	CEDAR/CYPR 80				
05	HARDIE BRD 20				
03	GABLE/HIP 100				
12	MODULAR MT 100				
05	DRYWALL 100				
06	ASBSTS TIL 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	Bedrooms	3	100		
	Bathrooms	2	100		
	Story Height	0	100		
1.	1. 100				
	Units	0	100		
08	FAIR				
5000	IMPRVD AG RES				
5	MKT AREA	13			
000	1.00/				
	TOTAL GROSS AREA				
	PCT OF BASE				
	YEAR				
	TOT ADJ AREA				
	SUBAREA MARKET VALUE				
BAS	1,456	100	1997	1,456	103,359
FGR	352	50	1997	176	12,494
FOP	312	30	1997	94	6,673
FSP	520	55	1997	286	20,303
TOTALS	2,640			2,012	142,828

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%	- 2019	95.93	193,011	1997	1997	0	0	26.00	74.00
Heated Area: 1456 HX Base Yr 2019											

WAKULLA COUNTY PROPERTY				PAGE 1 of 2	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				150,948		
TOTAL MARKET OB/XF VALUE				4,181		
TOTAL LAND VALUE - MARKET				120,225		
TOTAL MARKET VALUE				174,689		
SOH/AGL Deduction				8,231		
ASSESSED VALUE				166,458		
TOTAL EXEMPTION VALUE				HX HB 50,000		
BASE TAXABLE VALUE				116,458		
TOTAL JUST VALUE				275,354		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				167,056		
2022 AG RENEWAL RECD						
2021 AG RENEWAL RECD						
02491-000/ 615 SOPCHOPPY						
J C BEATY PORTED 2018 VALUES FOR 2019 TO						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
2009644	REROOF (MTL)	0	07/30/2009			
020531	N/A	0	01/17/1996			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1091/0330	11/13/2018	QC	U	I	30	100
GRANTOR: BEATY J C						
GRANTEE: BEATY SHANNON						
0571/0573	12/21/2004	QC	U	I		100
GRANTOR: BEATY						
GRANTEE: BEATY						
BUILDING NOTES						
BUILDING DIMENSIONS						
FGR=[YR=1997] W16 FSP=[YR=1997] N10 W52 S10 E52 \$						
BAS=[YR=1997] W52 S28 FOP=[YR=1997] S6 E52 N6 W52 \$ E52 N28 \$ S22 E16 N22 \$.						

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	0130	FIRE PLACE	0	100	0	0		1.00	UT 1,300.00	100	2002	2002	3	59	767	
2	0935	OPEN SHED	0	100	24	10		240.00	SF 6.00	100	2012	2012	3	52	749	
3	0620	WOOD UTL B	0	100	24	12		288.00	SF 6.00	100	2006	2006	3	27	467	
4	0935	OPEN SHED	0	100	24	10		240.00	SF 6.00	100	2012	2012	3	52	749	
5	0210	CONCRETE D	0	100	10	10		100.00	SF 6.00	100	1997	1997	3	20	120	
6	0211	CONCRETE W	0	100	68	3		204.00	SF 6.00	100	2002	2002	3	20	245	
7	0770	PUMP HOUSE	0	100	10	8		80.00	SF 5.00	100	2014	2014	3	79	316	
8	0210	CONCRETE D	0	100	10	8		80.00	SF 6.00	100	2018	2018	3	80	384	
9	0210	CONCRETE D	0	100	10	8		80.00	SF 6.00	100	2018	2018	3	80	384	
TOTALS												4,181				

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	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							
2	005400	A	TIMBER 1 PLA	0			0.00	0.00	14.03	AC		1.00	1.00	1.00	325.00	325.00	4,560							

REVIEW DATE 08/16/2023 BY FR																								
Total Acres: 15.03					Total Land Value: 19,560					Market: 105,225					Agricultural: 4,560					Common: 15,000				
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