



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	05	HARDIE BRD	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	13	GALVALUM	100
Interior Wall	05	DRYWALL	100
Interior Floo	10	LAMINATED	50
Interior Floo	11	CLAY TILE	50
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		3	100
Bathrooms		2	100
Story Height		0	100
Stories	1.	1.	100
Units		0	100
Quality	03	AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	1	MKT AREA	11
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	80	100	1994
BAS	1,218	100	1994
BAS	525	100	2017
FEP	160	80	2017
FOP	252	30	1994
PTO	96	5	2013
TOTALS	2,331		

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%	- 2001								
Heated Area: 1951						HX Base Yr 2001					
BLD DATE 02/14/2022 JSJS LGL DATE 11/13/2017 FRSR XF DATE 02/14/2022 JSJS AG DATE INC DATE											

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		165,840	
TOTAL MARKET OB/XF VALUE		2,604	
TOTAL LAND VALUE - MARKET		50,100	
TOTAL MARKET VALUE		218,544	
SOH/AGL Deduction		64,087	
ASSESSED VALUE		154,457	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		104,457	
TOTAL JUST VALUE		218,544	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		208,429	
5 YR PRCL CH, N/C			
2-3, PU XFOB LN 6-7			
CHG CODE & SIZE XFOB LN 1, CORR SIZE XFOB LN			
5 YR PRCL CH, PU CORR TRAV, CHG FNDN, FRME,			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
16000032	ROOF-OVER-CO	0	01/12/2016
2014755	ADDITION	0	09/12/2014
18781	N/A	0	08/03/1994
SALES DATA			
OFF RECORD Number	DATE	TYPE INST	Q U / V I / RSN CD
0943/0735	6/09/2014	QC U	I 11
GRANTOR: PELL LEIGH ANN			
GRANTEE: PELL LEIGH ANN K.N.			
0893/0248	9/21/2012	QC U	I 11
GRANTOR: PELL DANIEL B & LEIGH			
GRANTEE: PELL LEIGH ANN			
BUILDING NOTES			
BUILDING DIMENSIONS			
PTO=[YR=2013] W12 S8 E12 BAS=[YR=1994] W12 FEP=[YR=2017] N8 W20 S8 E20\$ W20 BAS=[YR=1994] N8 W10 S8 E10\$ W10 BAS=[YR=2017] W15 S35 E15 N35\$ S29 FOP=[YR=1994] S6 E42 N6 W42\$ E42 N29 \$ N8\$.			

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0625	PORT WD UT	0 100	12	24	288.00	SF	6.00	6.00	100	1994
2	0940	OPEN SHED	0 100	11	24	264.00	SF	4.00	4.00	100	1994
3	0940	OPEN SHED	0 100	11	24	264.00	SF	4.00	4.00	100	1994
4	0770	PUMP HOUSE	0 100	4	6	24.00	SF	5.00	5.00	100	1994
5	0130	FIRE PLACE	0 100	0	0	1.00	UT	1,300.00	1,300.00	100	1994
6	0940	OPEN SHED	0 100	7	12	84.00	SF	4.00	4.00	100	1994
7	0940	OPEN SHED	0 100	16	24	384.00	SF	4.00	4.00	100	2016
TOTALS											

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	DPTH 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	5.01	AC		1.00	1.00	1.00	10,000.00	10,000.00	50,100							