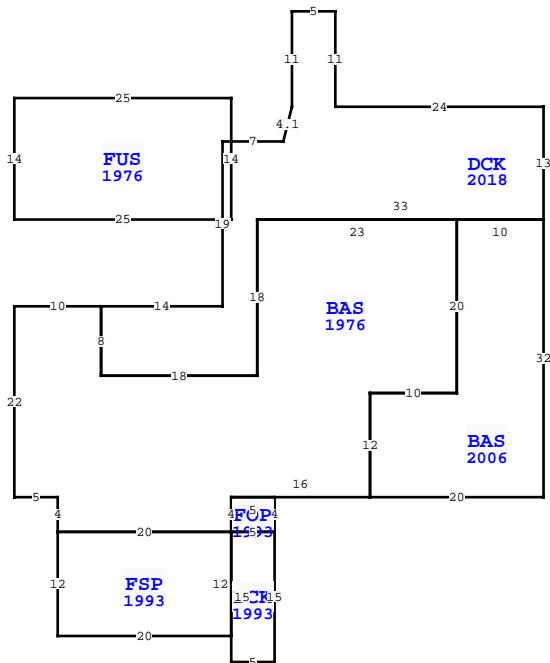


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	04	SINGLE SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	13	GALVALUM	100
Interior Wall	06	CUST PANEL	100
Interior Floor	09	PINE WOOD	90
Interior Floor	11	CLAY TILE	10
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		2	100
Bathrooms		2	100
Story Height		0	100
Stories	1.5	1.5	100
Units		0	100
Quality	03	AVERAGE	
DOR CODE	5000	IMPRVD AG RES	
MAP NUM	5	MKT AREA	02
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,168	100	1976
BAS	440	100	2006
DCK	75	10	1993
DCK	690	10	2018
FOP	20	30	1993
FSP	240	55	1993
FUS	350	100	1976
TOTALS	2,983		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,173	109.3000	103.84	225,644	1976	1990	0	0	41.25	58.75		
1 SINGLE FAM 0% - 2024 Heated Area: 1958 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE	132,566		
TOTAL MARKET OB/XF VALUE	4,748		
TOTAL LAND VALUE - MARKET	111,975		
TOTAL MARKET VALUE	156,516		
SOH/AGL Deduction	0		
ASSESSED VALUE	156,516		
TOTAL EXEMPTION VALUE	0		
BASE TAXABLE VALUE	156,516		
TOTAL JUST VALUE	249,289		
NCON VALUE	0		
INCOME VALUE	0		
PREVIOUS YEAR MKT VALUE	141,862		
INCR EYB 1988-1990 HVAC OB23-609 CC 12/1/2023			
1/31/24 - AG AUTO RENEW ERROR LETTER MAILED			
MOVE XFOB 1 & 3 TO NEW PRCL 00463-001			
S/O 8.15 AC M/L TO NEW PRCL 00463-001			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB23-000609	HVAC CHANGE OUT-C		11/30/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1314/0856	6/01/2023	WD Q	Q	I	01	470,000
GRANTOR: SOLBURG CHRISTOPHER						
GRANTEE: ROWNY PETER CHARLES						
0843/0092	1/05/2011	WD U	I	30		100
GRANTOR: SOLBURG ALAINE						
GRANTEE: SOLBURG CHRISTOPHE						

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	0940	OPEN SHED	0	0	20	15		4.00	4.00	100	1980	1980	3	20	240	
2	0620	WOOD UTL B	0	0	15	10	SF	6.00	6.00	100	1980	1980	3	20	180	
3	1200	SEMI FINIS	0	0	15	10	SF	37.00	37.00	100	1996	1996	3	53	2,942	
4	0375	WOOD WALK	0	0	60	4	SF	15.00	15.00	100	1993	1993	3	20	720	
5	0130	FIRE PLACE	0	0	0	0	UT	1,300.00	1,300.00	100	1993	1993	3	50	650	
6	0060	DECK WOOD	0	0	4	4	SF	5.00	5.00	100	1996	1996	3	20	16	

TOTAL OB/XF														4,748									
7595 SMITH CREEK RD, SOPCHOPPY																							
BLD DATE				04/23/2019				MMAK				LGL DATE				04/23/2019				MMAK			
XF DATE												LAND DATE											
INC DATE												AG DATE											

BUILDING NOTES													
DCK=[YR=2018] W24 N11 W5 S11 D4 L1 W7 S19 W14 S8 E18 N18 E33 BAS=[YR=2006] W10 S20 W10 S12 BAS=[YR=1976] N12 E10 N20 W23 S18 W18 N8 W10 PTR=N10 FUS=[YR=1976] E25 N14 W25 S14\$ S10\$ S22 E5 S4 E20 FSP=[YR=1993] W20 S12 E20 N12\$ DCK=[YR=1993] S15 E5 N15 W5\$ FOP=[YR=1993] E5 N4 W5 S4\$ N4 E16\$ E20 N32\$ N13\$.													

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	DPHT 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	12.93	AC		1.00	1.00	1.00	325.00	325.00	4,202										