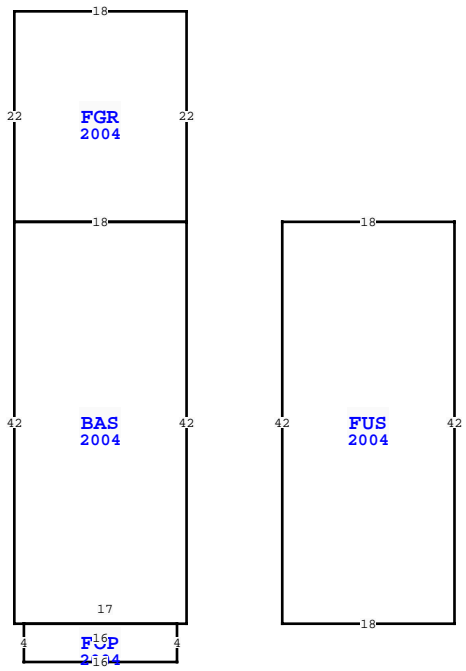




ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	50	
Exterior Wall	17	CB	STUCCO	50	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	12	MODULAR	MT	100	
Interior Wall	05	DRYWALL		100	
Interior Floor	11	CLAY TILE		50	
Interior Floor	14	CARPET		50	
Heating Type	04	AIR DUCTED		100	
Air Condition	03	CENTRAL		100	
Bedrooms				2	100
Bathrooms				3	100
Story Height				0	100
Stories	2.			2.	100
Units				0	100
Quality	03	AVERAGE			
DOR CODE	0401	TOWNHOUSE			
MAP NUM	1	MKT AREA			07
NEIGHBORHOOD/LOC	263.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	756	100	2004	756	61,236
FGR	396	50	2004	198	16,038
FOP	64	30	2004	19	1,539
FUS	756	100	2004	756	61,236
TOTALS	1,972			1,729	140,049

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	TWNHSE	0%	- 2024									Heated Area: 1512 HX Base Yr	



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	2
VALUATION SUMMARY					
VALUATION BY	STANDARD				
Tax Group: 2	Tax Dist:				
BUILDING MARKET VALUE	140,049				
TOTAL MARKET OB/XF VALUE	1,194				
TOTAL LAND VALUE - MARKET	30,000				
TOTAL MARKET VALUE	171,243				
SOH/AGL Deduction	0				
ASSESSED VALUE	171,243				
TOTAL EXEMPTION VALUE	0				
BASE TAXABLE VALUE	171,243				
TOTAL JUST VALUE	171,243				
NCON VALUE	0				
INCOME VALUE	0				
PREVIOUS YEAR MKT VALUE	175,191				
5 YEAR PRCL CH, N/C					
5 YR PRCL CH, N/C					
5 YR PRCL CH, CHG BLDG USE CODE					
CORRECT HOUSE #					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
32126	TWNHME	0	07/22/2004		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1324/0650	8/11/2023	WD Q	Q	I	01	180,000
GRANTOR: PEEPLES WINN & HEATHE						
GRANTEE: EQUITY TRUST COMPAN						
1226/0691	9/01/2021	WD Q	Q	I	01	180,000
GRANTOR: LEWIS JOHN E & PAM S						
GRANTEE: PEEPLES WINN & HEAT						

EXTRA FEATURES														TOTAL OB/XF		1,194	
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	0211	CONCRETE W	0	0	0	0	80.00	SF	6.00	6.00	100	2000	2000	3	20	96	
2	0130	FIRE PLACE	0	0	0	0	1.00	UT	1,300.00	1,300.00	100	2004	2004	3	62	806	
3	0210	CONCRETE D	0	0	15	12	180.00	SF	6.00	6.00	100	2006	2006	3	27	292	

LAND DESCRIPTION														TOTAL OB/XF											1,194
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	000810	C	TOWNHOUSE1	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	30,000.00	30,000.00	30,000								