



ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION	CD	CONSTRUCTION
02	CONCR SLAB 100	02	WOOD FRAME 100
05	HARDIE BRD 100	03	COMP SHNGL 100
03	GABLE/HIP 100	05	DRYWALL 100
03	COMP SHNGL 100	07	VYL PLANK 90
05	DRYWALL 100	11	CLAY TILE 10
N/A	100	03	CENTRAL 100
3	100		
2	100		
0	100		
1.	1. 100		
0	100		
03	AVERAGE		
5000	IMPRVD AG RES		
5	MKT AREA	10	
000	1.00/		
BAS	2,030	100	2021
FGR	378	50	2021
FOP	30	30	2021
FOP	167	30	2021
FSP	150	55	2021
PTO	130	5	2021
TOTALS	2,885		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,366	105.8000	100.51	237,807	2021	2021	0	0	0	2.00	98.00	
1 SINGLE FAM 100% - 2022 Heated Area: 2030 HX Base Yr 2022													
BLD DATE	01/24/2022	FRAK	LGL DATE	01/24/2022	FRAK	LAND DATE	01/24/2022	FRAK					
XF DATE	01/24/2022	FRAK	AG DATE										
INC DATE													

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				233,051		
TOTAL MARKET OB/XF VALUE				11,629		
TOTAL LAND VALUE - MARKET				82,500		
TOTAL MARKET VALUE				262,855		
SOH/AGL Deduction				5,186		
ASSESSED VALUE				257,669		
TOTAL EXEMPTION VALUE				HX HB VX 55,000		
BASE TAXABLE VALUE				202,669		
TOTAL JUST VALUE				327,180		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				262,412		
SUBAREA YR CORRECTED TO 2021 NEW CONST ISSUE						
COA PER NCOA REPORT						
2022 AG APP RECVD APPRVD						
2022 PORT FROM 36-3S-02W-000-01757-002						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1243/0688	12/20/2021	QC	U	V	11	100
GRANTOR: DANIEL JOHN H III & D						
GRANTEE: DANIEL BRIAN C & TH						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2021] W16 PTO=[YR=2021] N7 W13 S10 E13 N3\$ S3 W13 FSP=[YR=2021] N10 W15 S10 E15\$ W32 S32 E17 FOP=[YR=2021] S10 E9 N3 E11 N7 W20\$ E20 FGR=[YR=2021] S17 E24 N14 W10 N3 W14\$ E14 S3 E10 N1 FOP=[YR=2021] E5 N6 W5 S6\$ N37\$.						

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	0210	CONCRETE D	0	100	0	1,348.00	SF	6.00	6.00	100	2021	2021	3	93	7,522				
2	0211	CONCRETE W	0	100	50	200.00	SF	6.00	6.00	100	2021	2021	3	93	1,116				
3	0080	4' CHAINLI	0	100	0	120.00	LF	13.00	13.00	100	2021	2021	3	93	1,451				
4	0055	PORTABLE C	0	100	20	600.00	SF	3.00	3.00	100	2008	2008	3	34	612				
5	0700	PORT BLDG	0	100	8	128.00	SF	8.00	8.00	100	2005	2005	3	64	655				
6	0625	PORT WD UT	0	100	7	49.00	SF	6.00	6.00	100	2021	2021	3	93	273				
TOTALS														2,885	2,366	233,051			

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	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	005970	A	TIMBER MIX 1	0			0.00	0.00	8.00	AC		1.00	1.00	1.00	325.00	325.00	2,600							
3	006740	A	BEEES	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	575.00	575.00	575							