

WAKULLA GARDENS UNIT 2
 BLOCK 7 LOT 20,21 & 22
 OR 33 P 920 & OR 87 P 28

CABUS MARY/CABUS ALEX
 470 GEORGES AVE NE
 PALM BAY, FL 32907

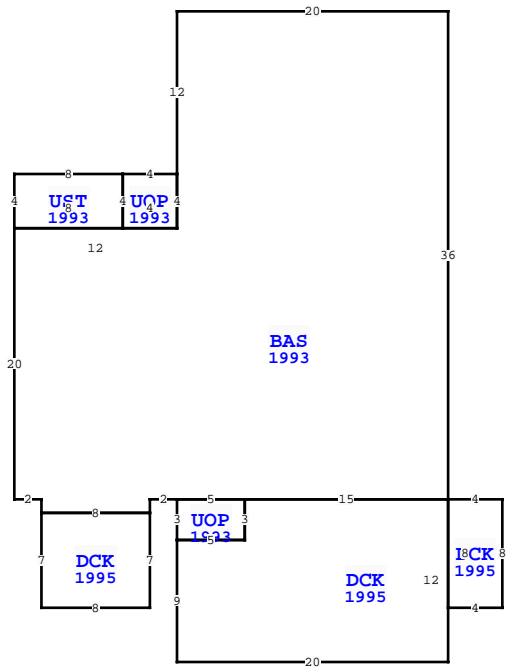
2024

00-00-034-009-08449-000



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	01	MINIMUM	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	09	PINE WOOD	100		
Heating Type	04	AIR DUCTED	100		
Air Condition	01	NONE	100		
Bedrooms		3	100		
Bathrooms		1	100		
Story Height		0	100		
Stories	1.	1.	100		
Units		0	100		
Quality	02	BELOW AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	4	MKT AREA	10		
NEIGHBORHOOD/LOC	9.00		1.25/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	968	100	1993	968	18,564
DCK	32	10	1995	3	58
DCK	56	10	1995	6	115
DCK	225	10	1995	22	422
UOP	15	20	1993	3	58
UOP	16	20	1993	3	58
UST	32	45	1993	14	268
TOTALS	1,344			1,019	19,542

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	PD	NORM	% COND
0100	01	1,019	80.7500	95.89	97,712	1963	1963	0	0	15	60.00	20.00
1 SINGLE FAM 0% - 2024 Heated Area: 968 HX Base Yr												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		19,542	
TOTAL MARKET OB/XF VALUE		696	
TOTAL LAND VALUE - MARKET		24,000	
TOTAL MARKET VALUE		44,238	
SOH/AGL Deduction		0	
ASSESSED VALUE		44,238	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		44,238	
TOTAL JUST VALUE		44,238	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		48,067	
CHG BUSE			
5 YR PRCL CK N/C			
COA PER WAK TCO			
NON-LIVABLE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1304/0558	3/15/2023	QC	U	I	11	100
GRANTOR: ZARATE RITA D						
GRANTEE: CABUS MARY & ALEX						
0828/0757	6/23/2010	QC	U	I	11	100
GRANTOR: ZARATE JOHN						
GRANTEE: ZARATE RITA D						

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	0955	PRIVACY FE	0	0	0	48.00	LF	15.00	15.00	100	2007	2007	3	40	288	
2	0060	DECK WOOD	0	0	17	204.00	SF	5.00	5.00	100	2007	2007	3	40	408	

TOTAL OB/XF												
696												
BLD DATE 08/24/2022 FRAK LGL DATE												
XF DATE 12/15/2017 FRSR LAND DATE 03/07/2009 JBHC												
INC DATE												

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=1993] W20 S12 UOP=[YR=1993] W4 UST=[YR=1993] W8 S4 E8 N4\$ S4 E4 N4 \$ S4 W12 S20 E2 S1 DCK=[YR=1995] S7 E8 N7 W8\$ E8 N1 E2 UOP=[YR=1993] S3 E5 N3 W5\$ E5 DCK=[YR=1995] S3 W5 S9 E20 N12 W15\$ E15 DCK=[YR=1995] E4 S8 W4 N8\$ N36\$.

LAND DESCRIPTION	TOTAL OB/XF																							
696																								
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	000100	C	SFR	0			50.00	100.00	3.00	LT		1.00	1.00	1.00	8,000.00	8,000.00	24,000							