

WAKULLA GARDENS UNIT 5
 BLOCK 47 LOTS 4, 5 & 6
 OR 33 P 229 OR 947 P 593

NICHOLS JAMES/NICHOLS JAMILYA A
 11225 ESTIA DR UNIT 209
 BRADENTON, FL 34211

2024

00-00-034-012-09531-000


BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										WAKULLA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION				TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																		VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 40,800 TOTAL MARKET VALUE 40,800 SOH/AGL Deduction 24,828 ASSESSED VALUE 15,972 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 15,972 TOTAL JUST VALUE 40,800 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 30,000 COA PER NCOA REPORT DC SMITH THOMAS D OR 1179 P 725 5 YR PRCL CH, NC 5 YR PRCL CH, NC PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1187/0880 12/28/2020 WD Q V 01 155,000 GRANTOR: MASSEY RUSALINDA G GRANTEE: NICHOLS JAMES & NIC 0947/0593 7/18/2014 WD U V 37 12,000 GRANTOR: TURNER FERN S & WALTE GRANTEE: MASSEY RUSALINDA G BUILDING NOTES BUILDING DIMENSIONS									
DOR CODE 0000 VACANT RESIDENTIAL						TOTALS										BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 03/09/2008 JBHC											
MAP NUM 4 MKT AREA 10						EXTRA FEATURES GRAHAM TRL, CRAWFORDVILLE																					
NEIGHBORHOOD/LOC 12.00 1.20/																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES														

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	000000	C	VAC RES	0			50.00	100.00	3.00	LT		1.00	1.00	1.00	13,600.00	13,600.00	40,800							