

LOT 85 HS P-35-M-27
 PARCEL LYING IN THE E 1/2 OF
 LOT 90 HS & IN THE W 1/2 OF

SITES IRA JOHN JR
 1917 SOPCHOPPY HWY
 SOPCHOPPY, FL 32358

2024

00-00-085-121-11580-035

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	26	AL SIDING	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	04	PLYWOOD	100
Interior Floo	14	CARPET	80
Interior Floo	08	SHT VINYL	20
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Class	00	N/A	100
Units		0	100
Quality	02	BELOW AVERAGE	
DOR CODE	0200	MOBILE HOME	
MAP NUM	4	MKT AREA	08
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,311	100	1981
DCK	64	10	2015
USP	64	50	2001
TOTALS	1,439		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0200	02	1,349	89.9200	62.94	84,906	1981	1981	0	0	60.00	40.00		
1 MOBILE HOM 0% - 0 Heated Area: 1311 HX Base Yr													
BLD DATE	02/12/2021	FRFR	LGL DATE	02/12/2021	FRFR								
XF DATE	02/12/2021	FRFR	LAND DATE	02/12/2021	FRFR								
INC DATE			AG DATE										

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			33,962
TOTAL MARKET OB/XF VALUE			595
TOTAL LAND VALUE - MARKET			7,500
TOTAL MARKET VALUE			42,057
SOH/AGL Deduction			17,891
ASSESSED VALUE			24,166
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			24,166
TOTAL JUST VALUE			42,057
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			34,368
ON 9/12/2022 BY LINDA			
MAILING ADDR UPDATED PER PHONE CALL TO OWNER			
2022 TRIM RETURNED TO SENDER - NO MAILBOX			
CHG RCVR, A/C, PU XFOB LN 2			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000074	ELECTRIC-CO	0	01/23/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / V	RSN CD	SALE PRICE
1058/0698	1/03/2018	QC U	U	V	30	2,400
GRANTOR: WIDMANN DOROTHY ANN						
GRANTEE: SITES IRA JOHN JR						
1033/0374	5/02/2017	QC U	U	V	30	100
GRANTOR: WIDMANN ELIZABETH & D						
GRANTEE: WIDMANN DOROTHY A						

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	0700	PORT BLDG	0	0 10 8	80.00	SF	8.00	8.00	100	2006	2006	3	66	422	
2	0940	OPEN SHED	0	0 6 9	54.00	SF	4.00	4.00	100	2018	2018	3	80	173	
TOTALS														595	

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	000201	C	MH	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	7,500							