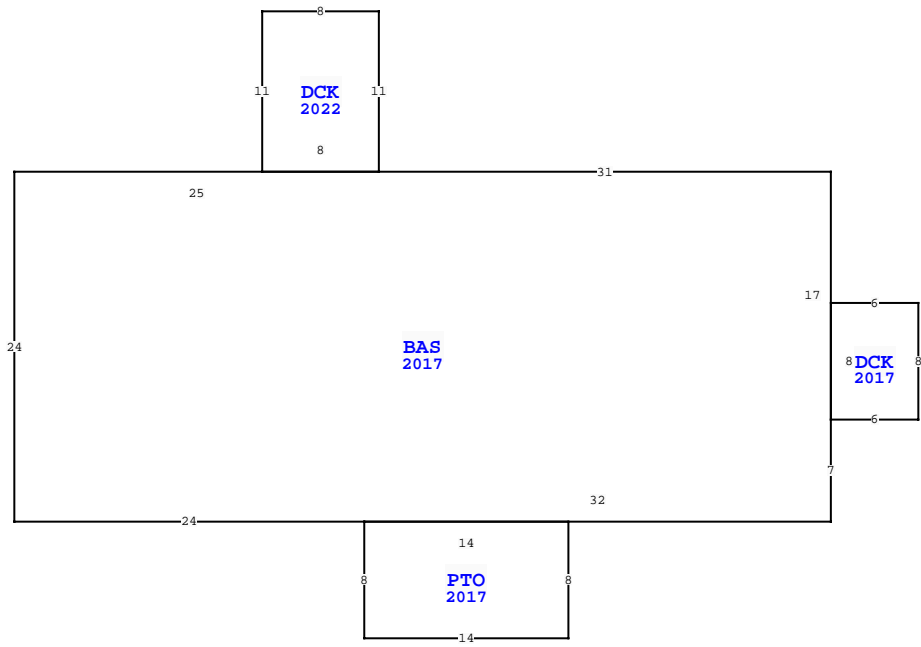




ELEMENT		CD		CONSTRUCTION	
Foundation	01	WOOD	FRAME	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	30	VINYL	100		
Roof Structur	01	FLAT	100		
Roof Cover	01	MINIMUM	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	14	CARPET	60		
Interior Floo	05	ASPH	TILE	40	
Heating Type	03	FORCED	AIR	100	
Air Condition	03	CENTRAL	100		
Bedrooms		0	100		
Bathrooms		2	100		
Stories	1.	1.	100		
Class	00	N/A	100		
Units		0	100		
Quality	08	FAIR			
DOR CODE	2820	RV	PARK/CAMPGROUND		
MAP NUM	5	MKT	AREA	08	
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,344	100	2017	1,344	64,483
DCK	48	10	2017	5	240
DCK	88	10	2022	9	432
PTO	112	5	2017	6	288
TOTALS	1,592			1,364	65,442

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0200	02	1,364	97.9200	68.54	93,489	2000	2008	0	0	30.00	70.00
1 MOBILE HOM 0% - 2024 Heated Area: 1344 HX Base Yr											



WAKULLA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		65,442	
TOTAL MARKET OB/XF VALUE		714,415	
TOTAL LAND VALUE - MARKET		0	
TOTAL MARKET VALUE		779,857	
SOH/AGL Deduction		0	
ASSESSED VALUE		779,857	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		779,857	
TOTAL JUST VALUE		779,857	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		767,351	

5YR PRCL CK NC
CREATED FROM 11586-000 PER PB 6 P 29
NEW PRCL LOT 2 GREENS OF WAKULLA SUB # 421

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000503	INSTALL 3 SHEDS		05/16/2024

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1278/0796	8/15/2022	WD Q	Q	I	01	825,000
GRANTOR: WILDWOOD COUNTRY CLUB						
GRANTEE: BLUE COLLAR CAPITAL						
1020/0735	12/15/2016	WD Q	Q	I	01	1,000,000
GRANTOR: VALLEY PINES GOLF CLU						
GRANTEE: WILDWOOD COUNTRY CL						

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2017] W31DCK=[YR=2022] N11W8S11E8S W25 S24 E24 PTO=[YR=2017] S8E14 N8 W14S E32 N7 DCK=[YR=2017] E6N8W6S8S N17S.	

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	2811	RV SITE AV	0	0	0	0	51.00	UT	10,400.00	10,400.00	100	2017	2017	3	99	525,096	
2	2812	RV SITE LO	0	0	0	0	24.00	UT	7,400.00	7,400.00	100	2017	2017	3	99	175,824	
3	2813	RV SITE CH	0	0	0	0	1.00	UT	4,400.00	4,400.00	100	2017	2017	3	99	4,356	
4	0933	PAVILION F	0	0	48	32	1,536.00	SF	7.00	7.00	100	2019	2019	3	85	9,139	

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	002820	C	RV PARK	0		PUD	0.00	0.00	11.86	AC		1.00	1.00	1.00	0.00	0.00	0							