

P-3-2-M-24 29.58 AC M/L IN
 THE SE CORNER OF HS 95
 OR 276 P 599 OR 458 P 410

PANTHER CREEK FARMS, INC
 C/O COMAN LEONARD, 3837 KILLEARN COURT, STE A
 TALLAHASSEE, FL 32309-3486

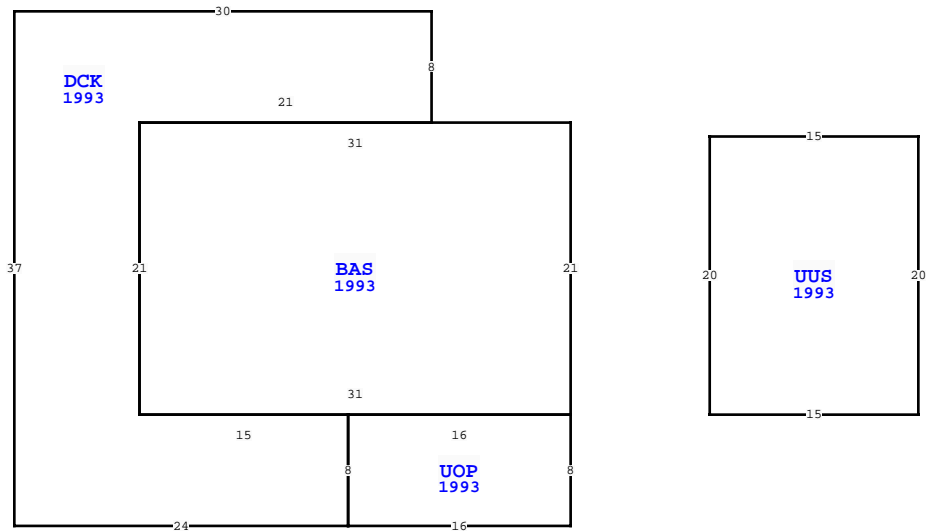
2024

00-00-095-000-11704-002



ELEMENT		CD		CONSTRUCTION	
Foundation	01	WOOD	FRAME	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	05	HARDIE	BRD	100	
Roof Structur	03	GABLE/HIP	100		
Roof Cover	13	GALVALUM	100		
Interior Wall	07	NONE	100		
Interior Floo	02	MIN PLYWD	100		
Heating Type	01	NONE	100		
Air Condition	01	NONE	100		
Bedrooms		2	100		
Bathrooms		1	100		
Story Height		0	100		
Stories	1.5	1.5	100		
Units		0	100		
Quality	01	MINIMUM			
DOR CODE	5000	IMPRVD AG RES			
MAP NUM	4	MKT AREA	08		
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	651	100	1993	651	0
DCK	621	10	1993	62	0
UOP	128	20	1993	26	0
UUS	300	50	1993	150	0
TOTALS	1,700			889	0

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SFR	SALVAG	0%	- 0							
				Heated Area: 651							
				HX Base Yr							



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			0
TOTAL MARKET OB/XF VALUE			29
TOTAL LAND VALUE - MARKET			112,900
TOTAL MARKET VALUE			21,393
SOH/AGL Deduction			6,746
ASSESSED VALUE			14,647
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			14,647
TOTAL JUST VALUE			112,929
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			7,530
NW CHG TO SALVAGE			
2022 AG RENEWAL RECD			
2021 AG RENEWAL RECD			
5 YR PRCL CK, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
022805	N/A	0	10/08/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0458/0410	9/02/2002	WD Q	Q	V		100,000
GRANTOR: PANTHER CREEK FARMS, I						
GRANTEE:						
0276/0599	6/03/1996	WD Q	Q	V		37,000
GRANTOR: SONGER KEVIN & JUDY						
GRANTEE:						

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	0940	OPEN SHED	0	0	6	6		4.00	100	2002	2002	3	20	29	

BLD DATE		08/22/2018	FRSS	LGL DATE	08/22/2018	FRSS
XF DATE		08/22/2018	FRSS	LAND DATE	08/22/2018	FRSS
INC DATE				AG DATE		

BUILDING NOTES	
BAS=[YR=1993] W31 S21 E31 UOP=[YR=1993] W16 S8 DCK=[YR=1993] N8 W15 N21 E21 N8 W30 S37 E24\$ E16 N8\$ PTR= E10 UUS=[YR=1993] E15 N20 W15 S20\$ W10\$ N21\$.	

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	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							
2	005400	A	TIMBER 1 PLA	0			0.00	0.00	19.58	AC		1.00	1.00	1.00	325.00	325.00	6,364							