

ELEMENT		CD	CONSTRUCTION		
Foundation	02		CONCR	SLAB 100	
Frame	03		MASONRY	100	
Exterior Wall	15		CONC	BLOCK 100	
Roof Structur	03		GABLE/HIP	100	
Roof Cover	13		GALVALUM	100	
Interior Wall	05		DRYWALL	100	
Interior Floor	15		HARDTILE	100	
Heating Type	04		AIR DUCTED	100	
Air Condition	03		CENTRAL	100	
Bedrooms			2	100	
Bathrooms			1	100	
Story Height			0	100	
Stories	1.		1.	100	
Units			0	100	
Quality	08		FAIR		
DOR CODE	0100		SINGLE FAMILY		
MAP NUM	4		MKT AREA	05	
NEIGHBORHOOD/LOC	000		1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	900	100	1993	900	39,413
FCP	300	25	1993	75	3,284
FSP	240	55	1993	132	5,780
TOTALS	1,440			1,107	48,478

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	0%	- 0								
Heated Area: 900						HX Base Yr					

WAKULLA COUNTY PROPERTY				PAGE 1 of 2	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				48,478	
TOTAL MARKET OB/XF VALUE				7,360	
TOTAL LAND VALUE - MARKET				37,500	
TOTAL MARKET VALUE				93,338	
SOH/AGL Deduction				0	
ASSESSED VALUE				93,338	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				93,338	
TOTAL JUST VALUE				93,338	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				93,332	
5 YR PRCL CK, CHG ELMNTS AS FUTURE PAPER. LEFT CAR					
PRMT CH, PU XFOB					
5 YR PRCL CH, CHG HTTP & A/C, PU XFOB LN 9-10					
GOOD REPAIR					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
20001087	DOCK-CO	0	11/12/2020		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0355/0574	6/11/1999	WD	U	V		70,000
GRANTOR: COCHRAN JIMMY						
GRANTEE:						
0122/0870	7/01/1986	WD	U	I		32,500
GRANTOR:						
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	0080	4' CHAINLI	0	0	0	0	180.00	LF	13.00	13.00	100	1980	1980	3	20	468	
2	0330	BOAT SHED	0	0	28	11	308.00	SF	15.00	15.00	100	1980	1980	3	20	924	
3	0810	UNFINISH S	0	0	11	6	66.00	SF	19.00	19.00	100	1980	1980	3	20	251	
4	0210	CONCRETE D	0	0	37	13	481.00	SF	6.00	6.00	100	1980	1980	3	20	577	
5	0820	SEAWALL,WO	0	0	0	0	100.00	LF	34.00	34.00	100	1994	1994	3	20	680	
6	0211	CONCRETE W	0	0	10	3	30.00	SF	6.00	6.00	100	1980	1980	3	20	36	
7	0211	CONCRETE W	0	0	25	2	50.00	SF	6.00	6.00	100	1990	1990	3	20	60	
8	0960	SCREEN ROO	0	0	0	0	186.00	SF	21.00	21.00	100	2000	2000	3	57	2,226	
9	0360	BOATDOCK F	0	0	8	4	32.00	SF	15.00	15.00	100	2021	2021	3	93	446	
10	0375	WOOD WALK	0	0	12	3	36.00	SF	15.00	15.00	100	2021	2021	3	93	502	

TOTAL OB/XF												6,170												
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	000131	C	SFR CANAL	0			50.00	100.00	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							
2	000000	C	VAC RES	0			50.00	100.00	1.00	LT		1.00	1.00	1.00	12,500.00	12,500.00	12,500							

BUILDING NOTES											
<p>BAS=[YR=1993] W6 FSP=[YR=1993] N10 W24 S10 E24\$ W30</p> <p>FCP=[YR=1993] W12 S25 E12 N25\$ S25 E36 N25\$.</p>											

REVIEW DATE 10/04/2024 BY LW																										
Total Acres: 0.23												Total Land Value: 37,500					Market: 0			Agricultural: 0			Common: 37,500		PRINTED 04/08/2026 BY SYS	

WILLIS SUB
 BLOCK 7 LOTS 1 & 2 & A
 PARCEL 7.37 X 100

COCHRAN JIMMY
 712 MCDONALD CIRCLE
 COMMERCE, GA 30529

2024

00-00-114-087-11841-000


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										WAKULLA COUNTY PROPERTY																																																																				
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11	0371	FLOATING D	0 0	8 8	64.00	SF	20.00	20.00	100	2021	2021	3	93	1,190																																																																										
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