

PARADISE VILLAGE SHELL POINT
 UNIT 1 LOT 76
 OR 68 P 475 & OR 83 P 719

PARRISH ROY E JR
 PO BOX 334
 CHICKAMAUGA, GA 30707

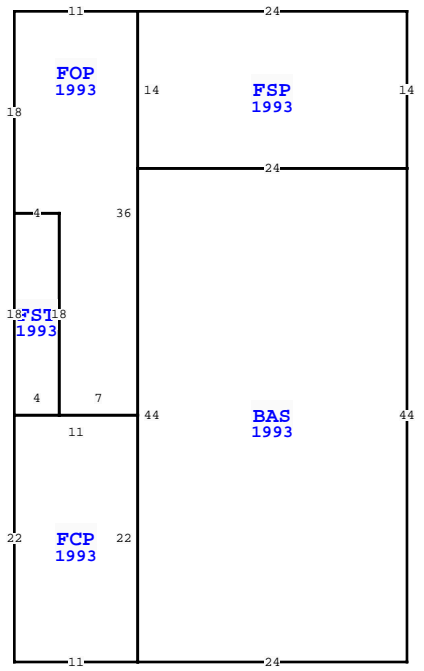
2024

00-00-121-122-11977-076



ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
01	WOOD FRAME 100		
02	WOOD FRAME 100		
01	MINIMUM 100		
03	GABLE/HIP 100		
12	MODULAR MT 100		
05	DRYWALL 100		
08	SHT VINYL 50		
14	CARPET 50		
04	AIR DUCTED 100		
03	CENTRAL 100		
2	100		
1.	1.100		
PV	PV GRD 100		
0	100		
03	AVERAGE		
0200	MOBILE HOME		
4	MKT AREA	06	
122.100	1.45/		
BAS	1,056	100	1993
FCP	242	25	1993
FOP	324	35	1993
FSP	336	60	1993
FST	72	65	1993
TOTALS	2,030		1,478

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0200	02	1,478	152.6250	154.91	228,957	1970	1990		0	0	53.00	47.00	
1 MOBILE HOM 0% - 0 Heated Area: 1056 HX Base Yr													



WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY			STANDARD	
Tax Group: 3			Tax Dist:	
BUILDING MARKET VALUE			107,610	
TOTAL MARKET OB/XF VALUE			11,384	
TOTAL LAND VALUE - MARKET			85,000	
TOTAL MARKET VALUE			203,994	
SOH/AGL Deduction			18,455	
ASSESSED VALUE			185,539	
TOTAL EXEMPTION VALUE			0	
BASE TAXABLE VALUE			185,539	
TOTAL JUST VALUE			203,994	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			178,724	
VERIFIED WITH GE THAT PROPERTY HAS ALWAYS HAD DOCK				
PU XFOB, DEMO XFOB				
COA PER TCO				
BLDG SCREEN				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
B22-001021	FLOATING DOCK-CC	0	10/13/2022	
19000094	REPAIR SCREEN RM-	0	02/19/2019	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN CD	SALE PRICE
0115/0870	10/01/1985	WD U	V	100
GRANTOR:				
GRANTEE:				
0061/0499	2/01/1978	WD U	I	13,500
GRANTOR:				
GRANTEE:				
BUILDING NOTES				
BUILDING DIMENSIONS				
FSP=[YR=1993] W24 S14 E24 BAS=[YR=1993] W24 S44				
FCP=[YR=1993] N22 W11 FST=[YR=1993] E4 N18 W4 FOP=[YR=1993] E4 S18 E7 N36 W11 S18\$ S18\$ S22 E11\$ E24 N44\$ N14\$.				

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
3	0210	CONCRETE D	0	0	71	11	781.00	SF	6.00	6.00	100	2009	2009	3	39	1,828	
6	0210	CONCRETE D	0	0	33	11	363.00	SF	6.00	6.00	100	1990	1990	3	20	436	
9	0375	WOOD WALK	0	0	12	4	48.00	SF	15.00	15.00	100	2024	2023		100	720	
10	0371	FLOATING D	0	0	14	30	420.00	SF	20.00	20.00	100	2024	2023		100	8,400	
TOTAL OB/XF 11,384																	

LAND DESCRIPTION																								
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	000270	C	MH-CANAL	0			65.00	125.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							