

SHELL POINT HARBOR  
 LOT 33  
 OR 65 P 459 & OR 73 P 780, 919

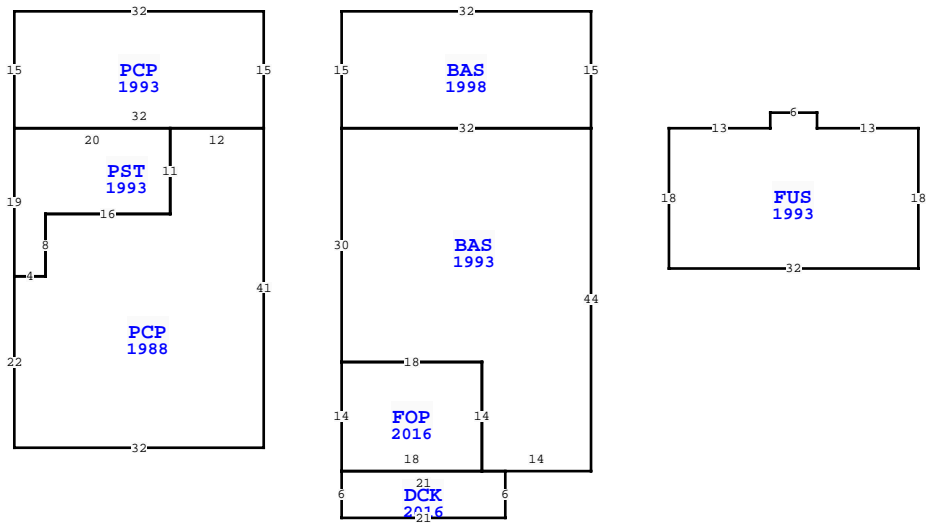
JAGGEARS FLOYD R/JAGGEARS MELISSA M  
 2795 MILLSTONE PLANTATION RD  
 TALLAHASSEE, FL 32312-3881

**2024**

00-00-121-133-11965-033

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
04	PILE WOOD 100				
30	WOOD FRAME 100				
02	VINYL 100				
03	GABLE/HIP 100				
12	MODULAR MT 100				
04	PLYWOOD 50				
05	DRYWALL 50				
12	HARDWOOD 80				
14	CARPET 20				
04	AIR DUCTED 100				
03	CENTRAL 100				
	3 100				
	3 100				
	0 100				
2.	2. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
4	MKT AREA		06		
122.200	1.40/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,156	100	1993	1,156	149,638
BAS	480	100	1998	480	62,134
DCK	126	10	2016	13	1,682
FOP	252	30	2016	76	9,838
FUS	588	100	1993	588	76,114
PCP	1,060	10	1988	106	13,721
PCP	480	10	1993	48	6,213
PST	252	15	1993	38	4,919
TOTALS	4,394			2,505	324,259

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,505	126.4000	168.11	421,116	1981	2000	0	0	23.00	77.00
1 SINGLE FAM 0% - 0 Heated Area: 2224 HX Base Yr											



WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY		STANDARD		
VALUATION BY		Tax Group: 3 Tax Dist:		
BUILDING MARKET VALUE		324,259		
TOTAL MARKET OB/XF VALUE		32,233		
TOTAL LAND VALUE - MARKET		120,000		
TOTAL MARKET VALUE		476,492		
SOH/AGL Deduction		0		
ASSESSED VALUE		476,492		
TOTAL EXEMPTION VALUE		0		
BASE TAXABLE VALUE		476,492		
TOTAL JUST VALUE		476,492		
NCON VALUE		0		
INCOME VALUE		0		
PREVIOUS YEAR MKT VALUE		458,157		
5 YR PRCL CH, CHG DIM XFOB LN 7 PU XFOB LN 24				
REGULAR 5 YR CK				
PRMT CK, DUMBWAITER WAS PICKED UP IN 11/25/20				
DEL XFOB LN 23.				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
21001182	BKAWYWALLS-CC	0	11/10/2021	
20001026	CARGO LIFT-CO	0	11/06/2020	
19001059	DOCK REPAIRS	0	07/22/2019	
18000339	REPAIR SEAWALL	0	04/04/2018	
16000731	BLDG	0	07/26/2016	
20071674	DOCK/BOAT HSE	0	11/26/2007	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
0429/0245	12/20/2001	WD Q	I	350,000
GRANTOR: JAGGEARS FLOYD R & ME				
GRANTEE:				
0429/0244	12/20/2001	QC U	V	100
GRANTOR: JAGGEARS FLOYD R & ME				
GRANTEE:				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=1998] W32 S15 E32 BAS=[YR=1993] W32 PTR=W10 PCP=[YR=1993] N15 W32 S15 E32\$ PCP=[YR=1988] W12 S11 W16 S8 W4 PST=[YR=1993] E4 N8 E16 N11 W20 S19\$ S22 E32 N41\$ E10\$ S30 POP=[YR=2016] S14 DCK=[YR=2016] S6 E21 N6 W21\$ E18 N14 W18\$ E18 S14 E14 N44\$ PTR=E10 FUS=[YR=1993] S18 E32 N18 W13 N2 W6 S2 W13\$ W10\$ N15 \$.				

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	0371	FLOATING D	0	0	20	10			200.00	SF	20.00	100	1988	1988	3	20	800
2	0210	CONCRETE D	0	0	34	12			408.00	SF	6.00	100	1988	1988	3	20	490
3	0210	CONCRETE D	0	0	30	32			960.00	SF	6.00	100	1988	1988	3	20	1,152
4	0210	CONCRETE D	0	0	62	10			620.00	SF	6.00	100	1988	1988	3	20	744
5	0210	CONCRETE D	0	0	30	22			660.00	SF	6.00	100	1988	1988	3	20	792
6	0130	FIRE PLACE	0	0	0	0			1.00	UT	1,300.00	100	2003	2003	3	60	780
7	0371	FLOATING D	0	0	20	8			128.00	SF	20.00	100	2008	2008	3	34	870
8	0335	ALUMINUM W	0	0	19	4			76.00	SF	17.00	100	2008	2008	3	34	439
9	0330	BOAT SHED	0	0	30	14			420.00	SF	15.00	100	2008	2008	3	34	2,142
10	0375	WOOD WALK	0	0	16	3			48.00	SF	15.00	100	2006	2006	3	27	194

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	000131	C	SFR CANAL	0		R1	100.00	117.00	1.00	LT		1.00	1.00	1.00	120,000.00	120,000.00	120,000							



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS											WAKULLA COUNTY PROPERTY																			
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														PREVIOUS YEAR MKT VALUE				458,157																		
														5 YR PRCL CK, CHG FLOR, PU XFOB LN 15, 16 &																						
														5 YR PRCL CH, PU XFOB LN 15, DEL XFOB LN 16																						
														TRAV, PU XFOB LN 15																						
														5 YR PRCL CH, CHG RCVR, EYB, BATHS, PU CORR																						
DOR CODE			0100 SINGLE FAMILY											PERMIT NUM				DESCRIPTION				AMT			ISSUED											
MAP NUM			4 MKT AREA 06											20051145				A/C PLATFORM				0			08/02/2005											
NEIGHBORHOOD/LOC			122.200 1.40/											2005960				ELECTRICAL REPAIR				0			07/13/2005											
AREA TYPE														22653				N/A				0			08/28/1997											
TOTAL GROSS AREA																																				
PCT OF BASE																																				
YEAR																																				
TOT ADJ AREA																																				
SUBAREA MARKET VALUE																																				
TOTALS														BLD DATE				03/16/2021				MMAK			LGL DATE				03/16/2021				MMAK			
EXTRA FEATURES														XF DATE				03/16/2021				MMAK			LAND DATE											
														INC DATE											AG DATE											
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																			
11	0730	FINISHED O	0	0	0	0	192.00	SF	14.00	14.00	100	2013	2013	3	80	2,150																				
12	0211	CONCRETE W	0	0	46	4	184.00	SF	6.00	6.00	100	2006	2006	3	27	298																				
13	0211	CONCRETE W	0	0	6	4	24.00	SF	6.00	6.00	100	2016	2016	3	72	104																				
14	0850	SEAWALL CO	0	0	0	0	100.00	LF	42.00	42.00	100	2018	2018	3	80	3,360																				
15	0009	DUMBWAITER	0	0	0	0	1.00	UT	10,000.00	10,000.00	100	2020	2020	3	94	9,400																				
16	0007	ELECTRIC L	0	0	0	0	1.00	UT	7,500.00	7,500.00	100	2020	2020	3	89	6,675																				
24	0125	MTL/VYL AC	0	0	0	0	100.00	LF	19.00	19.00	100	2022	2022	3	97	1,843																				
																TOTAL OB/XF		23,830																		
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												
REVIEW DATE 03/16/2021 BY MMAK Total Acres: 0.27 Total Land Value: 120,000 Market: 0 Agricultural: 0 Common: 120,000 PRINTED 04/01/2026 BY SYS																																				