

1 6S 2W P-5-M-55
 111 X 200 FT OR 11 P 496
 OR 18 P 550

NEEL ELLINGTON CAMP/NEEL JULIE E
 1465 ALLIGATOR DR
 ALLIGATOR POINT, FL 32346

2024

01-6S-02W-000-03573-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB 100	
Frame	03	MASONRY 100	
Exterior Wall	06	BD/BATTEN 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	12	MODULAR MT 100	
Interior Wall	05	DRYWALL 80	
Interior Wall	06	CUST PANEL 20	
Interior Floo	03	CONC FINSH 50	
Interior Floo	14	CARPET 50	
Ceiling	01	FIN.SUSPD 100	
Heating Type	14	MINI SPLIT 100	
Air Condition	14	MINI SPLIT 100	
Fixtures		5 100	
Bathrooms		1 100	
Story Height		0 100	
RMS		1 100	
Stories		0 0 100	
Class	00	N/A 100	
Quality	01	MINIMUM	
DOR CODE	1700	OFFICE BUILDING	
MAP NUM	4	MKT AREA	03
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	432	100	1993
FOP	120	30	1993
TOTALS	552		468

MARKET ADJUSTMENTS																													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																		
1	FAST FOOD	0% - 0																											
Heated Area: 432 HX Base Yr																													
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>04/30/2018</th> <th>MMSS</th> <th>LGL DATE</th> <th>04/30/2018</th> <th>MMSS</th> </tr> </thead> <tbody> <tr> <td>XF DATE</td> <td>04/30/2018</td> <td>MMSS</td> <td>LAND DATE</td> <td>04/30/2018</td> <td>MMSS</td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> <td></td> </tr> </tbody> </table>												BLD DATE	04/30/2018	MMSS	LGL DATE	04/30/2018	MMSS	XF DATE	04/30/2018	MMSS	LAND DATE	04/30/2018	MMSS	INC DATE			AG DATE		
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WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				33,497		
TOTAL MARKET OB/XF VALUE				3,123		
TOTAL LAND VALUE - MARKET				25,000		
TOTAL MARKET VALUE				61,620		
SOH/AGL Deduction				19,839		
ASSESSED VALUE				41,781		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				41,781		
TOTAL JUST VALUE				61,620		
NCON VALUE				2,290		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				60,102		
FR 5 YR CK 6/27/23, CH PUSE, LAND & BLDG ELMTS, DE						
COA PER COA REQ FORM						
COA FORM 3547						
TO 5700, PU XFOB LN 3-6						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
20000139	SIDING	0	04/09/2020			
2013679	ELEC	0	09/26/2013			
2012837	GAS	0	12/14/2012			
2012830	COMM	0	12/12/2012			
2010779	REMODEL	0	07/19/2010			
2010513	USE PRMT	0	06/23/2010			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1361/0554	5/20/2024	QC	U	I	30	100
GRANTOR: NEEL ELLINGTON CAMP						
GRANTEE: NEEL ELLINGTON CAMP						
1135/0180	12/18/2019	WD	Q	I	01	75,000
GRANTOR: NELSON TERRY C						
GRANTEE: NEEL ELLINGTON CAMP						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1993;ORIG=0,0] W24 S18 E24 N18 \$						
FOP=[YR=1993;ORIG=0,18] W24 S5 E24 N5 \$						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0210	CONCRETE D	0	0	19	17	323.00	SF	6.00	6.00	100
7	0213	CONCRETE P	0	0	12	12	144.00	SF	6.00	6.00	100
8	0625	PORT WD UT	0	0	10	20	200.00	SF	0.00	0.00	100
9	0955	PRIVACY FE	0	0	0	0	98.00	LF	15.00	15.00	100
TOTALS											

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	001700	C	1STORY OFF	0		C2	50.00	100.00	50.00	FF		1.00	1.00	1.00	500.00	500.00	25,000							