TIDE CREEK LANDING SUB LOT 30
OR 407 P 734 OR 543 P 615
OR 861 P 580 OR 883 P 865

DIXON BYRON ALFRED/DIXON CAROL W
128 SPRINGDALE CIR
THOMASVILLE, GA 31792

2024

01-6S-02W-286-03569-A30

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
MAP NUM	4	MKT AREA	03
NEIGHBORHOOD/LOC	286.00	1.10/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

TURTLE CREEK LN, PANACEA

BLD DATE			LGL DATE	
XF DATE	11/20/2018	MMTP	LAND DATE	11/20/2018 MMTP
INC DATE			AG DATE	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	34,600
TOTAL MARKET VALUE	34,600
SOH/AGL Deduction	14,030
ASSESSED VALUE	20,570
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	20,570
TOTAL JUST VALUE	34,600
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	24,600

5YR CK NC MM
5 YR PRCL CH, N/C
5 YR PRCL CHK N/C
COA PER CALL DOUGLAS @ 513 891 5841

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1213/0749	6/09/2021	WD	Q	V	01	21,900
GRANTOR: SAUER DOUGLAS C AS TR						
GRANTEE: DIXON BYRON ALFRED						
0983/0174	10/09/2015	QC	U	V	11	100
GRANTOR: SAUER DOUGLAS C AS SO						
GRANTEE: SAUER DOUGLAS C AS						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	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

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000000	C	VAC RES	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	34,600.00	34,600.00	34,600							

REVIEW DATE 02/17/2023 BY MMLW Total Acres: 0.00 Total Land Value: 34,600 Market: 0 Agricultural: 0 Common: 34,600 PRINTED 05/20/2026 BY SYS