2-4S-1E P-24-1-M-83B
A PARCEL OF LAND 100 X 100 FT
IN N 1/2 OF SEC 2

DIRTY BIRD HOLDINGS LLC
18 HOPE LN
ST MARKS, FL 32355

2024

02-4S-01E-000-05571-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Foundation	01	WOOD FRAME 100
Frame	02	WOOD FRAME 100
Exterior Wall	04	SINGLE SID 80
Exterior Wall	08	WD ON PLY 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 100
Heating Type	02	CONVECTION 100
Air Condition	02	WINDOW 100
Bedrooms		2 100
Bathrooms		1 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	02	BELOW AVERAGE
DOR CODE	0100	SINGLE FAMILY

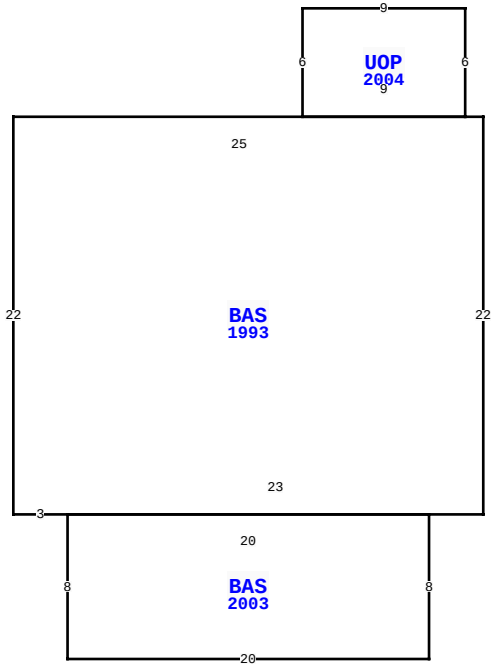
MAP NUM: 1 MKT AREA: 01
NEIGHBORHOOD/LOC: 000 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	572	100	1993	572	17,773
BAS	160	100	2003	160	4,972
UOP	54	20	2004	11	342
TOTALS	786			743	23,086

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	743	81.7700	77.68	57,716	1950	1950	0	0	0	60.00	40.00

1 SINGLE FAM 0% - 0 Heated Area: 732 HX Base Yr



18 HOPE LN, ST MARKS

BLD DATE	08/19/2019	RTJT	LGL DATE		
XF DATE	08/19/2019	FRJT	LAND DATE	08/19/2019	FRJT
INC DATE			AG DATE		

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	23,086
TOTAL MARKET OB/XF VALUE	20
TOTAL LAND VALUE - MARKET	8,500
TOTAL MARKET VALUE	31,606
SOH/AGL Deduction	0
ASSESSED VALUE	31,606
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	31,606
TOTAL JUST VALUE	31,606
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	31,609

5 YR PRCL CK, N/C

COA PER OFFICE VISIT BY BARBARA HOWARD KING

ADD CHG PER TCO

5 YR PRCL CH, CHG EXW, PU XFOB LN 1

PERMIT NUM	DESCRIPTION	AMT	ISSUED
31849	REMODEL SFR	0	05/20/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1379/0306	9/20/2024	WD	Q	I	01	60,000
GRANTOR: KING BARBARA						
GRANTEE: DIRTY BIRD HOLDINGS						
1373/0011	8/09/2024	OR	U	I	19	100
GRANTOR: HOWARD JERYLENE ESTAT						
GRANTEE: KING BARBARA						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W1 UOP=[YR=2004] N6 W9 S6 E9 $ W25 S22 E3
BAS=[YR=2003] S8 E20 N8 W20$ E23 N22$.

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
1	0211	CONCRETE W	0	0	4	4	16.00	SF	6.00	6.00	100	2003	2003	3	21	20	

LAND DESCRIPTION

TOTAL OB/XF 20

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	000100	C	SFR	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	8,500.00	8,500.00	8,500							

REVIEW DATE 08/19/2019 BY FRJT Total Acres: 0.00 Total Land Value: 8,500 Market: 0 Agricultural: 0 Common: 8,500 PRINTED 04/01/2026 BY SYS