TOWN OF E ST MARKS
BLOCK J LOTS 1 & 2
DB 55 P 50 & OR 73 P 450

HOLIDAY INDUSTRIES, INC
PO BOX 55
ST. MARKS, FL 32355

2024

02-4S-01E-054-05661-000

WAKULLA COUNTY PROPERTY

BUILDING CHARACTERISTICS

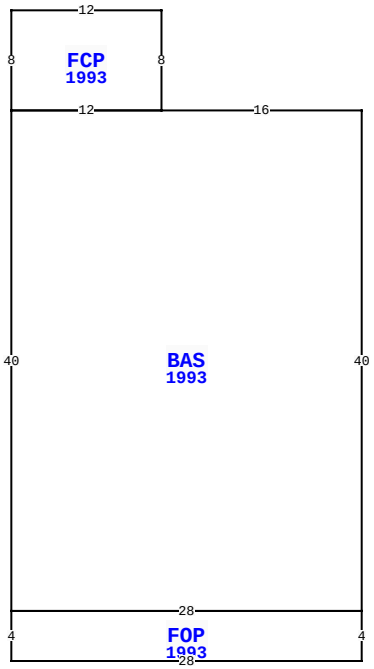
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	17	CB STUCCO 80
Exterior Wall	19	COMMON BRK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	VYL PLANK 100
Heating Type	02	CONVECTION 100
Air Condition	02	WINDOW 100
Fixtures		4 100
Story Height		0 100
RMS		2 100
Stories	1.	1. 100
Class	00	N/A 100
Units		0 100
Quality	03	AVERAGE
DOR CODE	1700	OFFICE BUILDING
MAP NUM	1	MKT AREA 07
NEIGHBORHOOD/LOC	000	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,120	100	1993	1,120	59,414
FCP	96	30	1993	29	1,538
FOP	112	30	1993	34	1,804
TOTALS	1,328			1,183	62,756

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
1700	04	1,183	88.4100	132.62	156,889	1960	1985	0	0	0	60.00	40.00

1 OFFICE 0% - 0 Heated Area: 1120 HX Base Yr



799 PORT LEON DR, ST MARKS

BLD DATE	08/21/2019	RTJT	LGL DATE	
XF DATE	08/21/2019	RTJT	LAND DATE	08/21/2019 RTJT
INC DATE			AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	62,756
TOTAL MARKET OB/XF VALUE	3,263
TOTAL LAND VALUE - MARKET	30,000
TOTAL MARKET VALUE	96,019
SOH/AGL Deduction	15,864
ASSESSED VALUE	80,155
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	80,155
TOTAL JUST VALUE	96,019
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	96,170

5 YR PRCL CK, N/C
5 YR PRCL CH, PU XFOB LN 1-3, DEL XFOB LN 4
EXW, RCVR & BLDG USE CODE
5 YR PRCL CH, CHG TRAV, PU FNDN & FRME, CHG

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2009757	REROOF(MTL)	0	09/18/2009
2008726	ELEC TO COMM BLDG	0	08/21/2008
2006384	STORAGE BLDG	0	03/01/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1227/0177	9/02/2021	WD	Q	I	01	78,000
GRANTOR: RUTHIE HOBBS TRUST						
GRANTEE: HOLIDAY INDUSTRIES,						
0834/0001	8/27/2010	WD	Q	I	01	145,000
GRANTOR: KOSEC DEBRA 98% & HER						
GRANTEE: RUTHIE HOBBS TRUST						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W16 FCP=[YR=1993] N8 W12 S8 E12$ W12 S40
FOP=[YR=1993] S4 E28 N4 W28$ E28 N40$.

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	0210	CONCRETE D	0	0	20	17	340.00	SF	6.00	6.00	100	1999	1999	3	20	408	
2	0210	CONCRETE D	0	0	8	8	64.00	SF	6.00	6.00	100	1999	1999	3	20	77	
3	0250	ASPHALT AV	0	0	0	0	1,929.00	SF	2.00	2.00	100	2016	2016	3	72	2,778	

LAND DESCRIPTION

TOTAL OB/XF 3,263

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	001700	C	1STORY OFF	0			30.00	120.00	2.00	LT		1.00	1.00	1.00	15,000.00	15,000.00	30,000							

REVIEW DATE 08/21/2019 BY RTJT Total Acres: 0.08 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 08/13/2025 BY SYS