

PELICAN BAY LOT 13
 OR 348 P 233 OR 618 P 357
 OR 836 P 730 OR 864 P 688

YEDLOWSKI CYNTHIA LEE
 PO BOX 334
 ST MARKS, FL 32355

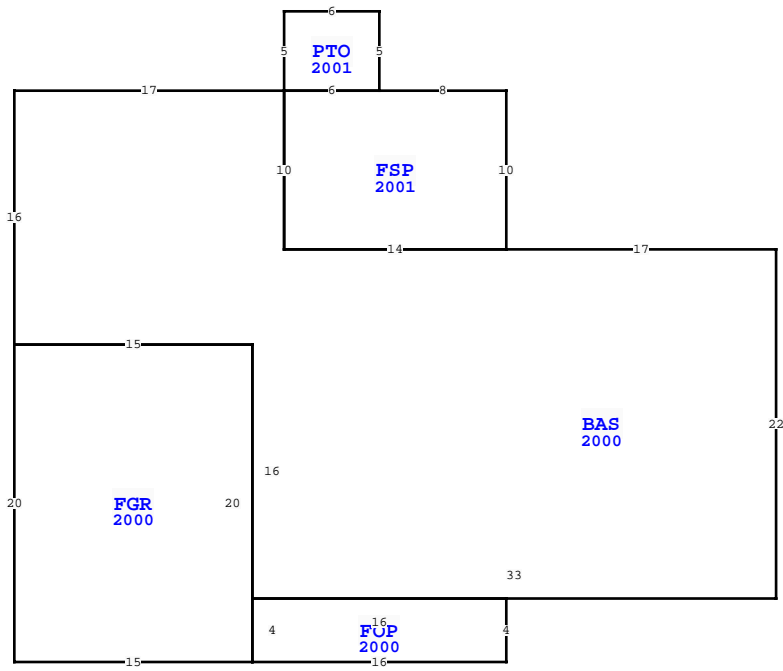
2024

02-4S-01E-264-05615-013



ELEMENT		CD	CONSTRUCTION
Foundation	02	CONCR	SLAB 100
Frame	02	WOOD	FRAME 100
Exterior Wall	05	HARDIE	BRD 70
Exterior Wall	19	COMMON	BRK 30
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP	SHNGL 100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms			3 100
Bathrooms			2 100
Story Height			0 100
Stories	0		0 100
Units			0 100
Quality	03	AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	1	MKT AREA	07
NEIGHBORHOOD/LOC	125.00	1.05/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	986	100	2000
FGR	300	50	2000
FOP	64	30	2000
FSP	140	55	2001
PTO	30	5	2001
TOTALS	1,520		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SINGLE FAM	100%	- 2013		145,982	2000	2004	0	0	19.00	81.00	Heated Area: 986 HX Base Yr 2013	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 2	Tax Dist:		
BUILDING MARKET VALUE			118,245
TOTAL MARKET OB/XF VALUE			1,668
TOTAL LAND VALUE - MARKET			15,000
TOTAL MARKET VALUE			134,913
SOH/AGL Deduction			23,065
ASSESSED VALUE			111,848
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			61,848
TOTAL JUST VALUE			134,913
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			136,449
INCR EYB 2000-2004 PRMT OB21-000352			
5 YR PRCL CK, NC			
ADD JV CHGD CODE TO PRCL			
5 YR PRCL CH, PU XFOB LN 4			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000352	RE-ROOF-CO	0	06/28/2021
2013666	LAWN STORAGE	0	09/23/2013
026285	SFD	0	03/03/2000

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0983/0793	10/27/2015	QC	U	I	11	100
GRANTOR: YEDLOWSKI JOHN JOSEPH						
GRANTEE: YEDLOWSKI CYNTHIA L						
0864/0688	10/20/2011	WD	U	I	12	98,500
GRANTOR: FLORIDA COMMERCE CRED						
GRANTEE: YEDLOWSKI JOHN & CY						

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	0210	CONCRETE D	0	100	0	0			625.00	100	2000	2000	3	20	750	
2	0211	CONCRETE W	0	100	15	3			45.00	100	2000	2000	3	20	54	
3	0211	CONCRETE W	0	100	9	4			36.00	100	2000	2000	3	20	43	
4	0625	PORT WD UT	0	100	10	24			240.00	100	2013	2013	3	57	821	

TOTAL OB/XF													
1,668													

BUILDING NOTES													
21 PIRATES COVE LN, ST MARKS													
BLD DATE 08/13/2019 RTJLT LGL DATE 08/13/2019 RTJLT													
XF DATE 08/13/2019 RTJLT LAND DATE 08/13/2019 RTJLT													
INC DATE													

BUILDING DIMENSIONS													
BAS=[YR=2000] W17 FSP=[YR=2001] N10 W8 PTO=[YR=2001] N5 W6 S5 E6\$ W6 S10 E14\$ W14 N10 W17 S16 FGR=[YR=2000] S20 E15 N20 W15\$ E15 S16 POP=[YR=2000] S4 E16 N4 W16\$ E33 N22 \$.													

LAND DESCRIPTION																								
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	000100	C	SFR	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	15,000.00	15,000.00	15,000							