REFUGE AT PANACEA
LOT 86
OR559- P46 OR 606-302

KMZ LAND LLC
3714 BOBBIN BROOK E
TALLAHASSEE, FL 32312

2024

02-6S-02W-308-03616-086

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
MAP NUM	4	MKT AREA	03
NEIGHBORHOOD/LOC	308.00	1.00/	

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

HIDDEN POND LN, PANACEA

BLD DATE	10/15/2008 MMSR	LGL DATE	12/04/2018 MMJT
XF DATE		LAND DATE	
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	6,200
TOTAL MARKET VALUE	6,200
SOH/AGL Deduction	876
ASSESSED VALUE	5,324
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	5,324
TOTAL JUST VALUE	6,200
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	8,500

5 YR CK, VCNT PRCL
5 YR PRCL CH, N/C
5 YR PRCL CH, N/C
5 YR PRCL CH, N/C, PU PHY ADD

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0906/0472	3/28/2013	WD	U	V	12	95,000
GRANTOR: FDIC AS RECEIVER FOR						
GRANTEE: KMZ LAND LLC						
0834/0399	8/18/2010	WD	U	V	12	1,200,000
GRANTOR: NICHOLS J DONALD & TH						
GRANTEE: WAKULLA BANK						

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	6,200.00	6,200.00	6,200							

REVIEW DATE 01/08/2022 BY ITLA Total Acres: 0.00 Total Land Value: 6,200 Market: 0 Agricultural: 0 Common: 6,200 PRINTED 05/06/2026 BY SYS