OCHLOCKNEE RIVER ESTATES
UNIT II TRACT 10 UNRECORDED
OR 30 P 638 OR 98 P 982

ALLEN LEANN I/
118 6TH ST SW
BEACH, ND 58621

2024

02-6S-03W-175-01308-C10

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
MAP NUM	5	MKT AREA	02
NEIGHBORHOOD/LOC	000	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

87 DAUGHTRY DR, SOPCHOPPY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	08/23/2019 MMJT
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	98,250
TOTAL MARKET VALUE	98,250
SOH/AGL Deduction	0
ASSESSED VALUE	98,250
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	98,250
TOTAL JUST VALUE	98,250
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	70,250

R240055 CORRECT OWNER- REMOVE PREVIOUS OWNER

REMOVED ADJ.

5 YR PRCL CH, N/C

5 YR PRCL CH, N/C

PERMIT NUM	DESCRIPTION	AMT	ISSUED
29155	ELEC	0	06/21/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1300/0251	1/27/2023	WD	Q	V	01	125,000
GRANTOR: BASS STEVEN & SANDY						
GRANTEE: ALLEN LEANN I						
0984/0314	10/30/2015	WD	Q	V	01	36,000
GRANTOR: KUPERBERG J MICHAEL &						
GRANTEE: BASS STEVEN & SANDY						

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	1.10	70,000.00	77,000.00	77,000							
2	000000	C	VAC RES	0			0.00	0.00	2.50	AC		1.00	1.00	1.00	8,500.00	8,500.00	21,250							

REVIEW DATE 08/23/2019 BY MMJT Total Acres: 5.00 Total Land Value: 98,250 Market: 0 Agricultural: 0 Common: 98,250 PRINTED 04/08/2026 BY SYS