P-2-13-M-40A
19.21 AC M/L IN THE W 1/2 OF
THE NW 1/4 & THE W 1/2 OF

SANDERS ANN
141 SANDERS HILL RD
SOPCHOPPY, FL 32358

**2024**

03-5S-02W-000-02473-013

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
| | | |

| | | | |
|---|---|---|---|
| DOR CODE | 5600 | TIMBERLAND 70-79 | |
| 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

SANDERS HILL RD, SOPCHOPPY

| | | | | |
|---|---|---|---|---|
| BLD DATE | 03/11/2016 | MMSR | LGL DATE | |
| XF DATE | 03/11/2016 | MMSR | LAND DATE | 03/11/2016 MMSR |
| INC DATE | | | AG DATE | |

## WAKULLA COUNTY PROPERTY

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### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 4,182 |
| TOTAL LAND VALUE - MARKET | 96,050 |
| TOTAL MARKET VALUE | 8,600 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 8,600 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 8,600 |
| TOTAL JUST VALUE | 100,232 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 4,355 |

CORRECT LAND LINE DESCRIPTION
2024 AG REMOVAL CARD RECVD SENT FOLLOW UP LETTER O
5YR PRCL CK NC
2021 AG RENEWAL REC'D

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 2011452 | MECH | 0 | 07/05/2011 |
| 2011427 | MH SET UP-CO | 0 | 06/24/2011 |
| 20061752 | A/C | 0 | 11/06/2006 |
| 20061690 | DWMH - CO | 0 | 10/19/2006 |
| 20051208 | A/C | 0 | 08/09/2005 |
| 20051095 | SWMH | 0 | 07/27/2005 |

### SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q U / | V I / | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0372/0349 | 1/25/2000 | WD | U | V | | 100 |
| GRANTOR: SANDERS DONNIE DEWAYN | | | | | | |
| GRANTEE: | | | | | | |
| 0368/0756 | 12/06/1999 | WD | Q | V | | 40,000 |
| GRANTOR: SANDERS DONNIE DEWAYN | | | | | | |
| GRANTEE: | | | | | | |

### 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 0630 | METAL UTL | 0 | 0 | 24 | 11 | 264.00 | SF | 8.00 | 8.00 | 100 | 2006 | 2006 | 3 | 27 | 570 | |
| 2 | 0040 | CARPORT FI | 0 | 0 | 24 | 19 | 456.00 | SF | 12.00 | 12.00 | 100 | 2006 | 2006 | 3 | 66 | 3,612 | |

## LAND DESCRIPTION

TOTAL OB/XF 4,182

| 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 | 005980 | A | TIMBER MIX N | 0 | | | 0.00 | 0.00 | 19.21 | AC | | 1.00 | 1.00 | 1.00 | 230.00 | 230.00 | 4,418 | | | | | | | |

REVIEW DATE 07/25/2023 BY JS Total Acres: 19.21 Total Land Value: 4,418 Market: 96,050 Agricultural: 4,418 Common: 0 PRINTED 05/20/2026 BY SYS