

RIVER BEND SUBD
BLOCK D LOT 27
OR 72 P 934 & OR 77 P 246

FORSTHOEFEL ERIC
1115 LASSWADE DR
TALLAHASSEE, FL 32312

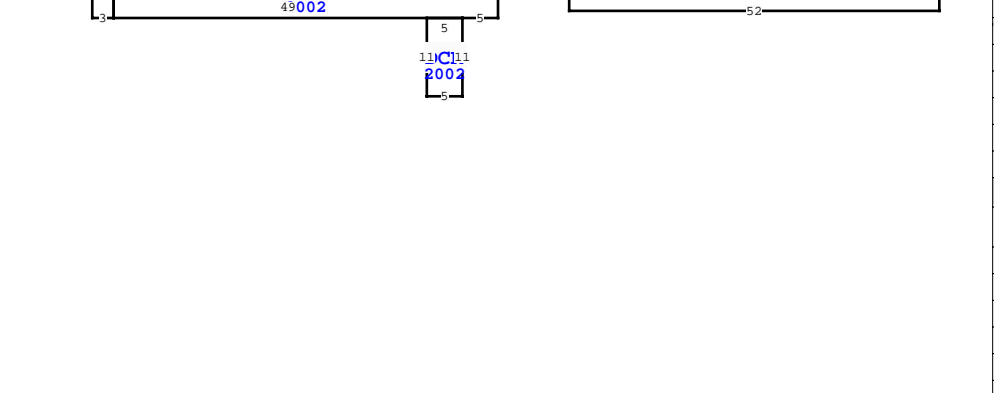
2024

03-6S-02W-036-03847-000



ELEMENT	CD	CONSTRUCTION
Foundation	05	PILE CONCR 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	09	PINE WOOD 80
Interior Floo	14	CARPET 20
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,275	141.6000	181.60	413,140	2002	2010	0	0	13.00	87.00



Quality	03	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	4	MKT AREA 03			
NEIGHBORHOOD/LOC	36.00	1.35/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,512	100	2002	1,512	238,884
DCK	55	10	2002	6	948
DCK	192	10	2002	19	3,002
FOP	432	30	2002	130	20,539
FSP	648	55	2002	356	56,246
PCP	2,132	10	2002	213	33,652
PST	260	15	2002	39	6,161
TOTALS	5,231			2,275	359,432

WAKULLA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE		359,432	
TOTAL MARKET OB/XF VALUE		999	
TOTAL LAND VALUE - MARKET		145,000	
TOTAL MARKET VALUE		505,431	
SOH/AGL Deduction		0	
ASSESSED VALUE		505,431	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		505,431	
TOTAL JUST VALUE		505,431	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		424,512	

PRMT CK, PU XFOBS AS FUTURE NEW, DEMO XFOBS AS FUT			
SANTANGINI - PORT TO LEON COUNTY			
MM 5 YR CK, CORR RCVR.			
COA PER TCO			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN24-00030	WALKWAY, PLATFORM		06/27/2024
19000279	MECH	0	05/17/2019
19000249	REROOF-CO	0	04/29/2019
028193	SFD	0	09/10/2001

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1314/0578	5/31/2023	WD Q	Q	I	01	550,000

GRANTOR: SANTANGINI JOHN A& BA						
GRANTEE: FORSTHOEFEL ERIC						
0326/0420	6/02/1998	WD Q	V			60,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES	
BUILDING DIMENSIONS	
FSP=[YR=2002] W54 DCK=[YR=2002] W7 S7 W4 S5 E4 N5 E4 S41 E3 N48\$ S12 E54 BAS=[YR=2002] W54 S28 E54 FOP=[YR=2002] W54 S8 E49 DCK=[YR=2002] W5 S11 E5 N11\$ E5 PTR=E10 N1 PCP=[YR=2002] E52 N15 W13 N20 E13 PST=[YR=2002] W13 S20 E13 N20\$ N11 W52 S46\$ S1 W10\$ N8\$ N28\$ N12\$.	

EXTRA FEATURES		128 RIVER DR, PANACEA															
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	0130	FIRE PLACE	0	0	0	0	1.00	UT	1,300.00	1,300.00	100	2002	2002	3	59	767	
2	0211	CONCRETE W	0	0	8	6	48.00	SF	6.00	6.00	100	2002	2002	3	20	58	
3	0060	DECK WOOD	0	0	0	0	40.00	SF	5.00	5.00	100	2016	2016	3	87	174	

LAND DESCRIPTION		TOTAL OB/XF 999																						
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	000132	C	SFR RIVER	0			80.00	175.00	1.00	LT		1.00	1.00	1.00	145,000.00	145,000.00	145,000							