RIVER BEND ESTATES (UNREC)
BLK A LOT 7 OR 47 P 70
OR 100 P 834 OR 137 P 763

SMIT JOHN JR
PO BOX 758
PANACEA, FL 32346

2024

03-6S-02W-129-03707-007

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Foundation	04	PILE WOOD 100
Frame	02	WOOD FRAME 100
Exterior Wall	06	BD/BATTEN 100
Roof Structur	02	SHED 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	04	PLYWOOD 100
Interior Floo	14	CARPET 100
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		1 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	02	BELOW AVERAGE
DOR CODE	0100	SINGLE FAMILY

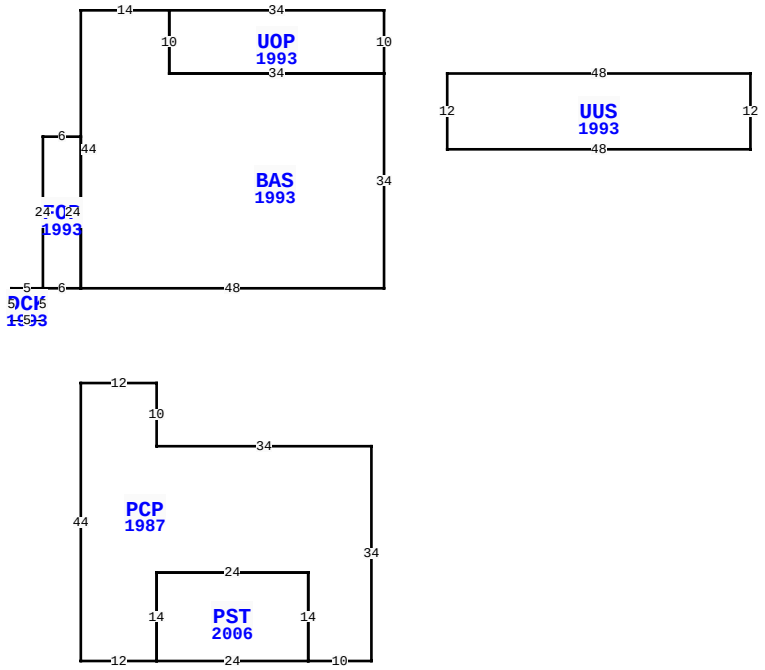
MAP NUM: 4 MKT AREA: 03
NEIGHBORHOOD/LOC: 129.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,772	100	1993	1,772	91,291
DCK	25	10	1993	2	103
FOP	144	30	1993	43	2,215
PCP	1,348	10	1987	135	6,955
PST	336	15	2006	50	2,576
UOP	340	20	1993	68	3,504
UUS	576	50	1993	288	14,837
TOTALS	4,541			2,358	121,481

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,358	98.6000	93.67	220,874	1978	1978	0	0	0	45.00	55.00

1 SINGLE FAM 100% - 2013 Heated Area: 1772 HX Base Yr 2013



39 RIVERVIEW RD, PANACEA

BLD DATE	09/19/2018	MMTP	LGL DATE		
XF DATE	02/25/2014	MMSR	LAND DATE	09/19/2018	MMTP
INC DATE			AG DATE		

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
2	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	1978	1978	3	20	260	
3	0005	ELEVATOR	0	100	0	0	1.00	UT	29,000.00	29,000.00	100	2005	2005	3	64	18,560	
4	0250	ASPHALT AV	0	100	0	0	2,386.00	SF	2.00	2.00	100	2005	2005	3	24	1,145	
5	0250	ASPHALT AV	0	100	194	11	2,134.00	SF	2.00	2.00	100	2005	2005	3	24	1,024	
6	0211	CONCRETE W	0	100	5	4	20.00	SF	6.00	6.00	100	2012	2012	3	52	62	
7	0375	WOOD WALK	0	100	40	6	240.00	SF	15.00	15.00	100	1987	1987	3	20	720	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		121,481
TOTAL MARKET OB/XF VALUE		21,771
TOTAL LAND VALUE - MARKET		84,000
TOTAL MARKET VALUE		227,252
SOH/AGL Deduction		28,405
ASSESSED VALUE		198,847
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		148,847
TOTAL JUST VALUE		227,252
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		231,743

MM 5YR CK, DEMO XFOB , CORR DIMENS/SF 1/10/23
5 YR PRCL CHK CHG RSTR CHG SF XFOB LN 1 DEL 8
XFOB LN 4-7, CHG LAND CODE
5 YR PRCL CH, PU CORR TRAV, DEL XFOB LN 8, PU

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000288	REROOF-CO	0	03/08/2019
20061575	REPLC METER BASE	0	09/29/2006
2005518	ELEVATOR	0	04/18/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0876/0679	3/22/2012	PR	U	I	19	100

GRANTOR: SMIT JCHAD AS PER. RE
GRANTEE: SMIT JOHN JR

BUILDING NOTES

BUILDING DIMENSIONS

UOP=[YR=1993] W34 S10 E34 PTR=E10 UUS=[YR=1993] S12 E48 N12 W48$ W10$ BAS=[YR=1993] W34 N10 W14 S44 FOP=[YR=1993] N24 W6 S24 DCK=[YR=1993] W5 S5 E5 N5$ E6$ PTR=S15 PCP=[YR=1987] S44 E12 N14 E24 S14 PST=[YR=2006] N14 W24 S14 E24$ E10 N34 W34 N10 W12$ N15$ E48 N34$ N10$.

LAND DESCRIPTION

TOTAL OB/XF 21,771

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	000132	C	SFR RIVER	100			95.00	219.00	1.00	LT		1.00	1.00	0.84	100,000.00	84,000.00	84,000							

REVIEW DATE 01/10/2023 BY MMAW Total Acres: 0.48 Total Land Value: 84,000 Market: 0 Agricultural: 0 Common: 84,000 PRINTED 04/22/2026 BY SYS