

RIVERSIDE SUB BLOCK C LOT 2
 OR 198 P 760 OR 521 P 764
 OR 566 P 725 OR 715 P 823

HANKE ALBERT R JR
 610 RIDGECREST RD NE
 ATLANTA, GA 30307

2024

03-6S-03W-041-01374-001



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	04	PILE WOOD 100	
Frame	02	WOOD FRAME 100	
Exterior Wall	12	CEDAR/CYPR 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	13	GALVALUM 100	
Interior Wall	05	DRYWALL 70	
Interior Wall	06	CUST PANEL 30	
Interior Floor	11	CLAY TILE 50	
Interior Floor	14	CARPET 50	
Heating Type	04	AIR DUCTED 100	
Air Condition	03	CENTRAL 100	
Bedrooms		3 100	
Bathrooms		3 100	
Story Height		0 100	
Stories	1.	1. 100	
Units		0 100	
Quality	03	AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	5	MKT AREA	02
NEIGHBORHOOD/LOC	41.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	360	100	1993
BAS	420	100	1993
DCK	28	10	1993
DCK	36	10	1993
DCK	521	10	2003
FOP	159	30	1993
FOP	195	30	1993
FSP	140	55	1993
FSP	400	55	1993
FST	120	55	1993
TOTALS	5,190		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	0%	- 0		369,598	1993	1997	0	0	26.00	74.00
Heated Area: 2004 HX Base Yr											
BLD DATE	01/18/2017	MMSR	LGL DATE	01/18/2017	MMSR	INC DATE					

WAKULLA COUNTY PROPERTY				1 of 2	3	
VALUATION SUMMARY				STANDARD		
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				273,503		
TOTAL MARKET OB/XF VALUE				18,346		
TOTAL LAND VALUE - MARKET				75,000		
TOTAL MARKET VALUE				366,849		
SOH/AGL Deduction				0		
ASSESSED VALUE				366,849		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				366,849		
TOTAL JUST VALUE				366,849		
NCON VALUE				0		
INCOME VALUE				0		
PREVIOUS YEAR MKT VALUE				370,680		
MM 5YR CK - PU XFOB; DEMO XFOB						
INCR EYB 1993-1997 ROOF OVER CC 6-2022 CHG RCVR						
5 YR PRCL CH, CHG CODE XFOB LN 4, CORR TRAV						
DEL XFOB LN 14-16						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
OB22-000339	ROOF OVER-CC	0	05/23/2022			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0790/0319	4/01/2009	WD	Q	I	01	290,000
GRANTOR: MOORE DARRELL B.						
GRANTEE: HANKE ALBERT R JR						
0715/0823	6/20/2007	QC	Q	I	03	100
GRANTOR: MOORE SAMANTHA M.						
GRANTEE: MOORE DARRELL B.						
BUILDING NOTES						
BUILDING DIMENSIONS						
FSP=[YR=1993] W20 STR=[YR=1993] E4 N9 DCK=[YR=1993] N4 W9 S4 STR=[YR=1993] S9 E4 N9 W4\$ E9\$ W4 S9\$ W20 S10 FOP=[YR=1993] N3 W8 S36 E27 N3 FSP=[YR=1993] S10 E14 STR=[YR=1993] E9 DCK=[YR=1993] E4 N7 W4 STR=[YR=1993] W9 S3 E9 N3\$ S7\$ N3 W9 S3\$ N10 W14\$ W24 N30 E5\$ E40 BAS=[YR=1993] W9 S30 OWH=[YR=1993] N30 W24 S30 BAS=[YR=1993] N30 W12 S30 E12\$ E24\$ E14 N30 W5\$ FOP=[YR=1993] E5 S30 W12 S3 E15 PTR=E25 N3 PCP=[YR=1993] E25 UOP=[YR=1993] S10 E14 N10 W14\$ FST=[YR=1993] E12 N10 W12 S10\$ N20 W25 UOP=[YR=1993] E14 N20 USP=[YR=2002] S20 E11 N20 UOP=[YR=2007] S10 SFB=[YR=2002] S20 E12 S10 E13 N30 W25\$ E25 U10 L5 W20\$ W11\$ W8 L6 D10 S10\$ DCK=[YR=2003] N10 U14 L13 W5 S34 E18 N10\$ S20\$ S3 W25\$						

EXTRA FEATURES																
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	1.00	UT	1,300.00	1,300.00	100	1993	1993	3	50	650	
2	0620	WOOD UTL B	0	0	11	110.00	SF	6.00	6.00	100	2002	2002	3	20	132	
3	0160	GARAGE FIN	0	0	24	480.00	SF	40.00	40.00	100	2002	2002	3	59	11,328	
4	0360	BOATDOCK F	0	0	16	352.00	SF	15.00	15.00	100	1994	1994	3	20	1,056	
5	0820	SEAWALL, WO	0	0	0	113.00	LF	34.00	34.00	100	1992	1992	3	20	768	
6	0210	CONCRETE D	0	0	20	80.00	SF	6.00	6.00	100	2002	2002	3	20	96	
7	0770	PUMP HOUSE	0	0	3	9.00	SF	5.00	5.00	100	1993	1993	3	0	0	
8	0210	CONCRETE D	0	0	34	1,122.00	SF	6.00	6.00	100	1993	1993	3	20	1,346	
9	0080	4' CHAINLI	0	0	0	104.00	LF	13.00	13.00	100	2002	2002	3	20	270	
10	0210	CONCRETE D	0	0	84	924.00	SF	6.00	6.00	100	1996	1996	3	20	1,109	

LAND DESCRIPTION												TOTAL OB/XF												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	0			123.00	182.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							
TOTALS												16,755												

