

BUCKHORN PLAZA
BLOCK B LOT 2
OR 822 P 231 OR 1127 P 782

MARSHALL WILLIAM DALLAS TRUSTEE
P O BOX 543
PANACEA, FL 32346

2024

04-5S-02W-358-02554-B02

ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	06	FIREPROOF		100	
Exterior Wall	17	CB	STUCCO	70	
Exterior Wall	15	CONC	BLOCK	30	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	12	MODULAR	MT	100	
Interior Wall	03	PLASTER		100	
Interior Floo	05	ASPH	TILE	100	
Heating Type	04	AIR DUCTED		100	
Air Condition	03	CENTRAL		100	
Story Height				0 100	
RMS				0 100	
Stories	1.			1. 100	
Units				0 100	
Quality	03	AVERAGE			
DOR CODE	1200	MIX/STOR/OFFIC/RESID			
MAP NUM	5	MKT AREA	02		
NEIGHBORHOOD/LOC	358.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,173	100	2020	1,173	42,510
FOP	230	30	2020	69	2,500
HXB	1,569	100	2008	1,569	56,860
HXG	726	50	2020	363	13,155
HXO	78	5	2008	4	145
HXO	360	5	2008	18	652
HXP	450	30	2008	135	4,892
PTO	184	5	2020	9	326
TOTALS	4,770			3,340	121,042

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	AP	NORM	% COND
1	MIX USE	100%	- 2022									
				Heated Area: 2742								
					HX Base Yr 2022							

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VALUATION SUMMARY						
VALUATION BY		STANDARD				
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE				121,042		
TOTAL MARKET OB/XF VALUE				10,818		
TOTAL LAND VALUE - MARKET				26,280		
TOTAL MARKET VALUE				158,140		
SOH/AGL Deduction				20,080		
ASSESSED VALUE				138,060		
TOTAL EXEMPTION VALUE		HX HB		50,000		
BASE TAXABLE VALUE				88,060		
TOTAL JUST VALUE				158,140		
NCON VALUE				0		
INCOME VALUE				0		
PREVIOUS YEAR MKT VALUE				165,720		
COMM W/HX CORRECT PLOT PRCL USE CODE						
COA PER TCO						
BATH, BED, DEL ROOMS -FIXT, CHG CODES NEW TRA						
5 YR PRCL CK, RENOVATED BLDG 1. CHG HTTP, AC,						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
20000798	RENOVATION-CO	0	08/20/2020			
20000033	SFD-CO	0	03/27/2020			
2008374	ELEC TO LIFT STAT	0	04/25/2008			
2008164	FIRE ALARM	0	02/26/2008			
20071629	PLUMBING	0	11/06/2007			
20071539	ELEC	0	10/29/2007			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1127/0782	10/10/2019	WD	U	I	12	100,000
GRANTOR: AMERIS BANK						
GRANTEE: MARSHALL WILLIAM DA						
0822/0231	4/06/2010	CT	U	V	12	100
GRANTOR: BUCKHORN FIRST, LLC E						
GRANTEE: AMERIS BANK						
BUILDING NOTES						
BUILDING DIMENSIONS						
HXO=[YR=2008] W45 PTO=[YR=2020] W23S8 BAS=[YR=2020] S51						
FOP=[YR=2020] S10E23N10 W23\$ E23N51W23\$E23N8\$ S8						
HXB=[YR=2008] S18 HXG=[YR=2020] S33 HXP=[YR=2008]						
S10E45N10W45\$E22N33W22 \$E22S33E23N18 HXO=[YR=2008] N13E6S13						
W6\$ N33W45\$E45N8\$.						

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	0100	6" CHAINLI	0	100	0	705.00	LF	19.00	19.00	100	2008	2008	3	34	4,554	
2	0211	CONCRETE W	0	100	8	40.00	SF	6.00	6.00	100	2008	2008	3	34	82	
3	0250	ASPHALT AV	0	100	0	7,150.00	SF	2.00	2.00	100	2008	2008	3	34	4,862	
4	0955	PRIVACY FE	0	100	0	176.00	LF	15.00	15.00	100	2008	2008	3	50	1,320	

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	001000	C	VAC COMMERCI	0			0.00	0.00	2.19	AC		1.00	1.00	1.00	12,000.00	12,000.00	26,280								