OCHLOCKNEE SHORES
SECTION A LOT 8
OR 94 P 414 OR 102 P 525

BUCHANAN MARY DOUGLAS/BUCHANAN JR JOHN D
6946 STANDING PINES LANE
TALLAHASSEE, FL 32312

2024

07-6S-01W-026-04635-000

BUILDING CHARACTERISTICS

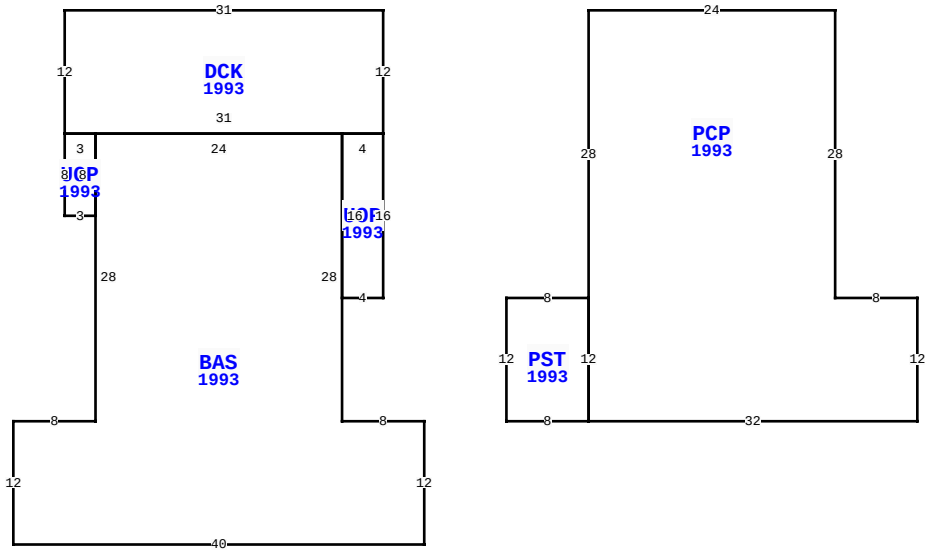
ELEMENT	CD	CONSTRUCTION
Foundation	04	PILE WOOD 100
Frame	02	WOOD FRAME 100
Exterior Wall	08	WD ON PLY 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	10	LAMINATED 80
Interior Floo	08	SHT VINYL 20
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	08	FAIR
DOR CODE	0100	SINGLE FAMILY
MAP NUM	4	MKT AREA 03
NEIGHBORHOOD/LOC	28.00	1.60/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100	1993	1,152	117,057
DCK	372	10	1993	37	3,760
PCP	1,056	10	1993	106	10,771
PST	96	15	1993	14	1,422
UOP	24	20	1993	5	508
UOP	64	20	1993	13	1,321
TOTALS	2,764			1,327	134,839

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,327	107.8200	163.89	217,482	1985	1985	0	0	0	38.00	62.00

1 SINGLE FAM 0% - 0 Heated Area: 1152 HX Base Yr



205 MASHES SANDS RD, PANACEA

BLD DATE	02/10/2020	MMJT	LGL DATE		
XF DATE	02/10/2020	MMJT	LAND DATE	02/23/2012	JBHC
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
1	0700	PORT BLDG	0	0	24	12	288.00	SF	12.80	12.80	100	2009	2009	3	72	2,654	

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	134,839
TOTAL MARKET OB/XF VALUE	2,654
TOTAL LAND VALUE - MARKET	155,000
TOTAL MARKET VALUE	292,493
SOH/AGL Deduction	4,046
ASSESSED VALUE	288,447
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	288,447
TOTAL JUST VALUE	292,493
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	263,595

CHG QUAL, CHG LAND CODE

5 YR PRCL CK, CHG EXW, CHG RCVR, CHG FLOR,

PU CORR TRAV

5 YR PRCL CH, PU XFOB LN 1, DEL XFOB LN 2-3,

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0560/0880	10/07/2004	WD	Q	I		540,000
GRANTOR: MOORE						
GRANTEE: BUCHANAN						
0413/0043	7/06/2001	WD	U	I		100
GRANTOR: MOORE STUART P & NINA						
GRANTEE: MAUER JOANNA A						

BUILDING NOTES

BUILDING DIMENSIONS

DCK=[YR=1993] W31 S12 E31 UOP=[YR=1993] W4 BAS=[YR=1993] W24 UOP=[YR=1993] W3 S8 E3 N8$ S28 W8 S12 E40 N12 W8 N28$ S16 E4 N16$ N12$ PTR=E20 PCP=[YR=1993] S28 PST=[YR=1993] W8 S12 E8 N12$ S12 E32 N12 W8 N28 W24$ W20$.

LAND DESCRIPTION

TOTAL OB/XF 2,654

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	0			78.00	301.00	1.00	LT		1.00	1.00	1.00	155,000.00	155,000.00	155,000							

REVIEW DATE 02/10/2020 BY MMJT Total Acres: 0.54 Total Land Value: 155,000 Market: 0 Agricultural: 0 Common: 155,000 PRINTED 04/29/2026 BY SYS