OCHLOCKNEE SHORES
SECTION C LOT 15
OR 11 P 501 OR 364 P 41

SMITH CAROL
2129 CHICKSAW COURT
FLORENCE, AL 35630

2024

07-6S-01W-027-04701-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
MAP NUM	4	MKT AREA	03
NEIGHBORHOOD/LOC	27.100	1.60/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

MASHES SANDS RD, PANACEA

BLD DATE		LGL DATE	02/18/2020 MMAK
XF DATE		LAND DATE	
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	155,000
TOTAL MARKET VALUE	155,000
SOH/AGL Deduction	17,500
ASSESSED VALUE	137,500
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	137,500
TOTAL JUST VALUE	155,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	125,000

5 YR PRCL CK, N/C

5 YR PRCL CK, N/C

5 YEAR PARCEL CHECK, NO CHANGE

LAND VAL CHG PER DOR STUDY

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1213/0607	6/10/2021	WD	Q	V	01	144,000
GRANTOR: SAVAGE CATHERINE B RE						
GRANTEE: SMITH CAROL						
0861/0351	8/31/2011	QC	U	V	11	100
GRANTOR: SAVAGE CATHERINE B						
GRANTEE: SAVAGE CATHERINE B						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	000000	C	VAC RES	0			80.00	287.00	1.00	LT		1.00	1.00	1.00	155,000.00	155,000.00	155,000							

REVIEW DATE 02/18/2020 BY MMAK Total Acres: 0.53 Total Land Value: 155,000 Market: 0 Agricultural: 0 Common: 155,000 PRINTED 05/06/2026 BY SYS