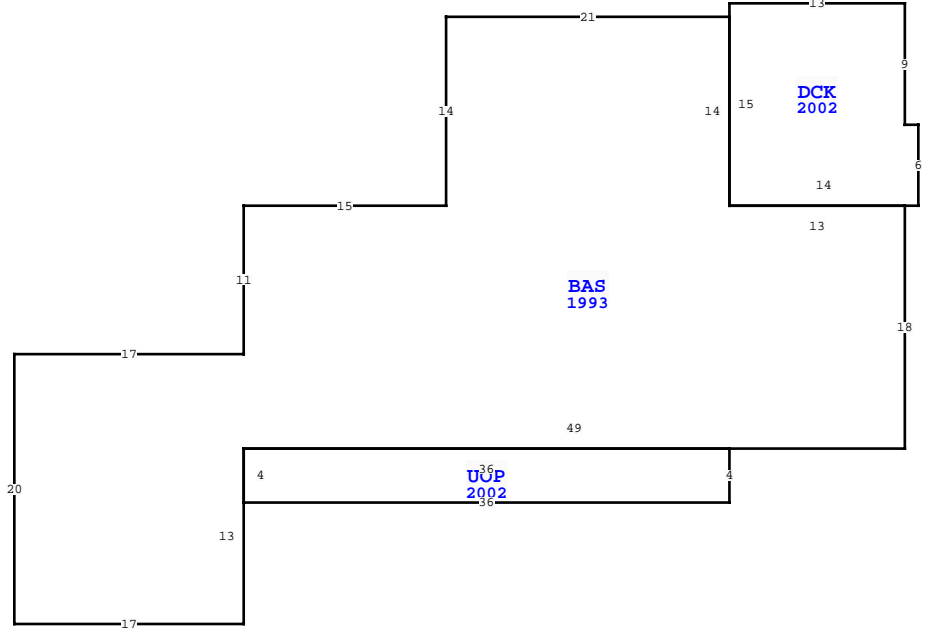




ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	03	MASONRY		100	
Exterior Wall	17	CB	STUCCO	100	
Roof Structur	03	GABLE	HIP	100	
Roof Cover	12	MODULAR	MT	100	
Interior Wall	06	CUST	PANEL	80	
Interior Wall	05	DRYWALL		20	
Interior Floo	11	CLAY	TILE	100	
Heating Type	04	AIR	DUCTED	100	
Air Condition	03	CENTRAL		100	
Bedrooms				3	100
Bathrooms				2	100
Story Height				0	100
Stories	1.			1.	100
Units				0	100
Quality	02	BELOW AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
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
BAS	1,516	100	1993	1,516	106,278
DCK	201	10	2002	20	1,402
UOP	144	20	2002	29	2,033
TOTALS	1,861			1,565	109,713

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100% - 2020									
Heated Area: 1516						HX Base Yr 2020					



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY		STANDARD				
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE		109,713				
TOTAL MARKET OB/XF VALUE		4,464				
TOTAL LAND VALUE - MARKET		155,000				
TOTAL MARKET VALUE		269,177				
SOH/AGL Deduction		64,598				
ASSESSED VALUE		204,579				
TOTAL EXEMPTION VALUE		HX HB 50,000				
BASE TAXABLE VALUE		154,579				
TOTAL JUST VALUE		269,177				
NCON VALUE		0				
INCOME VALUE						
PREVIOUS YEAR MKT VALUE		239,328				
HX & PORT FOR 2020						
4/2019, CHG TO LIVABLE, REMOVE SPCD. ADD						
OWNERS HAVE BEEN LIVING ON PROPERTY SINCE						
PER FIELD INSPECTION BY RT 8/6/2020, THE						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
19000029	INSTALL GAS	0	03/29/2019			
19000137	HVAC	0	03/11/2019			
20081035	REROOF (MTL)	0	12/16/2008			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0375/0279	3/03/2000	WD	Q	I		165,500
GRANTOR: NELSON GIDEON E JR						
GRANTEE: SAFLEY ROBIN C & RA						
0313/0336	11/01/1997	WD	Q	I		146,000
GRANTOR: NELSON GIDEON E JR						
GRANTEE:						
BUILDING NOTES						
BUILDING DIMENSIONS						
DCK=[YR=2002] W13 S15 BAS=[YR=1993] N14 W21 S14 W15 S11 W17 S20 E17 N13 UOP=[YR=2002] S4 E36 N4 W36\$ E49 N18 W13\$ E14 N6 W1 N9\$.						

EXTRA FEATURES																
L	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	0170	GARAGE UNF	0	100	20	31			40.00	100	1987	1987	3	44	2,112	
2	0210	CONCRETE D	0	100	0	0	SF	9.60	9.60	100	2002	2002	3	20	1,774	
3	0211	CONCRETE W	0	100	0	0	SF	9.60	9.60	100	2002	2002	3	20	296	
4	0250	ASPHALT AV	0	100	0	0	SF	3.20	3.20	100	1998	1998	3	20	282	

TOTAL OB/XF												4,464			
595 MASHES SANDS RD, PANACEA															
BLD DATE		02/26/2019		MMSR		LGL DATE		02/26/2019		MMSR					
XF DATE		02/26/2019		MMSR		LAND DATE									
INC DATE						AG DATE									

LAND DESCRIPTION																								
L	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D	DPH 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			81.00	335.00	1.00	LT		1.00	1.00	1.00	155,000.00	155,000.00	155,000							

REVIEW DATE																							
01/01/2023 BY JS Total Acres: 0.62 Total Land Value: 155,000 Market: 0 Agricultural: 0 Common: 155,000 PRINTED 04/29/2026 BY SYS																							