

PANACEA SHORES UNIT 1  
 LOT 28  
 OR 32 P 318 OR 303 P 442

TYLABELL PROPERTIES LLC  
 P O BOX 121  
 WILLACOOCHEE, GA 31650

**2024**

07-6S-01W-028-04782-000

ELEMENT	CD	CONSTRUCTION
Foundation	05	PILE CONCR 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	05	DRYWALL 100
Interior Floor	12	HARDWOOD 80
Interior Floor	11	CLAY TILE 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

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,014	143.4000	149.85	301,798	2006	2006	0	0	17.00	83.00	

2 SINGLE FAM 0% - 2024 Heated Area: 1690 HX Base Yr

WAKULLA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY				
VALUATION BY	STANDARD			
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE	250,492			
TOTAL MARKET OB/XF VALUE	2,924			
TOTAL LAND VALUE - MARKET	25,000			
TOTAL MARKET VALUE	278,416			
SOH/AGL Deduction	0			
ASSESSED VALUE	278,416			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	278,416			
TOTAL JUST VALUE	278,416			
NCON VALUE	0			
INCOME VALUE	0			
PREVIOUS YEAR MKT VALUE	258,629			

QUALITY	CD	AVERAGE			
DOR CODE	0100	SINGLE FAMILY			
MAP NUM	4	MKT AREA 03			
NEIGHBORHOOD/LOC	28.10	1.10/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,690	100	2006	1,690	210,195
DCK	36	10	2006	4	497
DCK	45	10	2006	4	497
DCK	127	10	2006	13	1,617
FOP	312	30	2006	94	11,691
PCP	2,093	10	2006	209	25,995
TOTALS	4,303			2,014	250,492

COA PER NCOA REPORT			
5 YR PRCL CK, CHG RCVR, FLOR.			
DEL XFOB LN 5 DESTROYED IN HURRICANE MICHAEL			
ADD HX FOR 2016			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000022	MECH	0	01/16/2019
2012773	REPAIR	0	11/16/2012
20051624	SFD-CO	0	10/07/2005
30293	REMODEL	0	05/21/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1323/0788	6/29/2023	WD	Q	I	01	340,000

GRANTOR: BYRD FAMILY PROPRTIE  
 GRANTEE: TYLABELL PROPERTIES  
 1323/0785 6/29/2023 QC U I 11 100  
 GRANTOR: BYRD ALLEN  
 GRANTEE: BYRD FAMILY PROPERT

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	0620	WOOD UTL B	0	0	10	16	160.00	SF	6.00	6.00	100	1991	1991	3	20	192	
2	0820	SEAWALL,WO	0	0	0	0	55.00	LF	34.00	34.00	100	1998	1998	3	20	374	
3	0210	CONCRETE D	0	0	40	12	480.00	SF	6.00	6.00	100	2006	2006	3	27	778	
4	0210	CONCRETE D	0	0	114	11	1,254.00	SF	6.00	6.00	100	2003	2003	3	21	1,580	

TOTAL OB/XF													2,924				
BLD DATE	02/10/2020	MMJT	LGL DATE	02/10/2020	MMJT	LAND DATE	02/10/2020	MMJT	AG DATE								
XF DATE	02/10/2020	MMJT															
INC DATE																	

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2006] W13 N13 W26 DCK=[YR=2006] N4 W9 S4 E9\$ S13 W13 DCK=[YR=2006] E13 N11 W9 S4 W4 S7\$ S26 DCK=[YR=2006] W5 S9 E5 N9\$ E39 FOP=[YR=2006] W26 S12 E26 N12\$ E13 N26\$ PTR=E10 PCP=[YR=2006] S26 E13 S12 E26 N5 E13 N33 W13 N13 W26 S13 W13\$ W10\$.												

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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV	
1	000131	C	SFR CANAL	0			75.00	148.00	1.00	UT		1.00	1.00	1.00	25,000.00	25,000.00	25,000								