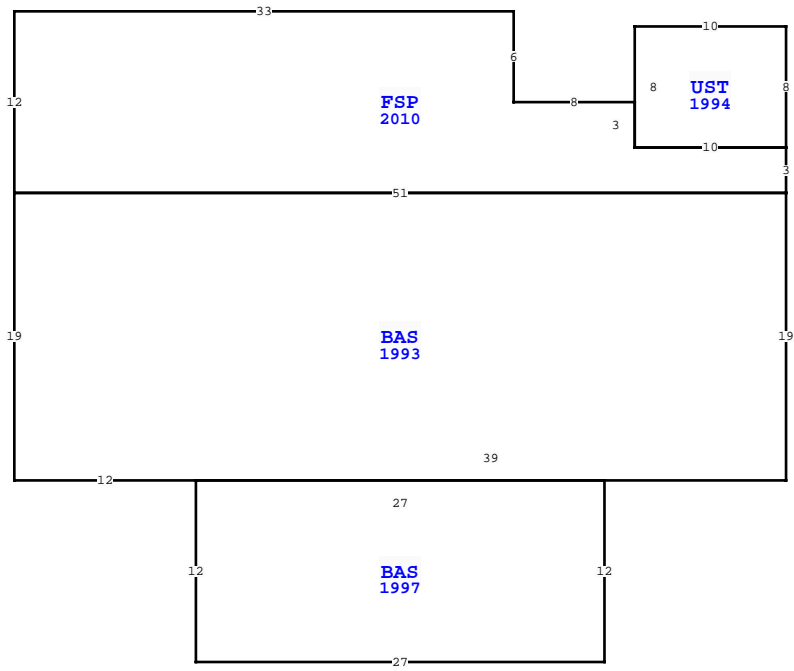




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	03	MASONRY 100
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 100
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		2 100
Bathrooms		1 100
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	30.00	1.75/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	969	100
BAS	324	100
FSP	474	55
UST	80	45
TOTALS	1,847	

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,590	111.6450	185.61	295,120	1968	1968	0	0	55.00	45.00		
1 SINGLE FAM 0% - 0 Heated Area: 1293 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		132,804	
TOTAL MARKET OB/XF VALUE		4,997	
TOTAL LAND VALUE - MARKET		130,000	
TOTAL MARKET VALUE		267,801	
SOH/AGL Deduction		12,850	
ASSESSED VALUE		254,951	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		254,951	
TOTAL JUST VALUE		267,801	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		270,401	
5 YR CK, NO STORM DAMAGE, CHG A/C, HTTP, LAND CODE			
XFOB LN 5, SFD APPEARS IN GOOD REPAIR			
MICHAEL, CORR LF XFOB LN 1, PU XFOB LN 4, DEL			
5 YR PRCL CH, DAMAGE REVIEW FOR HURRICANE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
16001050	RE-ROOF-CO	0	10/21/2016
2009798	SCREEN RM/PORCH	0	10/01/2009
22646	N/A	0	08/27/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1150/0031	5/08/2020	WD Q	Q	I	01	230,000
GRANTOR: LANE STEPHEN E & SUSA						
GRANTEE: FEZLER DEBORAH D						
0780/0423	12/04/2008	QC Q	Q	I	01	100
GRANTOR: LANE STEPHEN E						
GRANTEE: LANE STEPHEN E & SU						

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	0870	SEAWALL AL	0	0	0	0	80.00	LF	51.00	51.00	100	1997	1997	3	20	816	
2	0700	PORT BLDG	0	0	16	12	192.00	SF	8.00	8.00	100	2000	2000	3	57	876	
3	0955	PRIVACY FE	0	0	0	0	60.00	LF	15.00	15.00	100	2010	2010	3	60	540	
4	0350	BOATDOCK A	0	0	12	12	144.00	SF	24.00	24.00	100	2018	2018	3	80	2,765	

TOTAL OB/XF													
4,997													

BUILDING NOTES													
28 BLUE CRAB LN, PANACEA													
BLD DATE 02/25/2019 MMSR LGL DATE 02/25/2019 MMSR													
XF DATE 02/25/2019 MMSR LAND DATE 02/25/2019 MMSR													
INC DATE AG DATE													

BUILDING DIMENSIONS													
UST=[YR=1994] W10 S8 E10 FSP=[YR=2010] W10 N3 W8 N6 W33 S12													
E51 BAS=[YR=1993] W51 S19 E12 BAS=[YR=1997] S12 E27 N12 W27\$													
E39 N19\$ N3\$ N8\$.													

LAND DESCRIPTION																								
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	000000	C	VAC RES	0			75.00	125.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							
2	000000	C	VAC RES	0			75.00	125.00	1.00	LT		1.00	1.00	1.00	65,000.00	65,000.00	65,000							