



BUILDING CHARACTERISTICS						MARKET ADJUSTMENTS										WAKULLA COUNTY PROPERTY					
ELEMENT	CD	CONSTRUCTION				TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY			
																		VALUATION BY			
																		Tax Group: 3		STANDARD	
																		Tax Dist:			
																		BUILDING MARKET VALUE		0	
																		TOTAL MARKET OB/XF VALUE		0	
																		TOTAL LAND VALUE - MARKET		25,000	
																		TOTAL MARKET VALUE		25,000	
																		SOH/AGL Deduction		6,577	
																		ASSESSED VALUE		18,423	
																		TOTAL EXEMPTION VALUE		0	
																		BASE TAXABLE VALUE		18,423	
																		TOTAL JUST VALUE		25,000	
																		NCON VALUE		0	
																		INCOME VALUE			
																		PREVIOUS YEAR MKT VALUE		16,748	
DOCKS ARE PART OF HOA																					
MM 5 YR CK, DEMO XFOBS, PU XFOBS.																					
5 YR PRCL CH, N/C																					
PERMIT NUM				DESCRIPTION								AMT				ISSUED					
SALES DATA																					
OFF RECORD Number				DATE				TYPE INST		Q U		V I		RSN CD		SALE PRICE					
1267/0007				5/25/2022				WD Q		Q I		05		395,000							
GRANTOR: TI TRADEWINDS LLC																					
GRANTEE: CHASE CAPITAL INVES																					
0890/0510				9/12/2012				WD U		V V		12		1,112,300							
GRANTOR: NELSON TERRY C																					
GRANTEE: TI TRADEWINDS, LLC																					

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EXTRA FEATURES															BLD DATE		XF DATE		LGL DATE		LAND DATE		AG DATE	
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							
															05/24/2013		KLSR		06/07/2018		MMJT			
															INC DATE									

SALES DATA																			
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BUILDING NOTES									

BUILDING DIMENSIONS									

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000195	C	RES WET SLIP	0			0.00	0.00	1.00	UT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							