

TRADEWINDS SUBDV LOT 3  
 OR 504 P 451 OR 760 P 703  
 OR 787 P 476 OR 816 P 476

CHANEY DONNIE  
 150 KIRK RD  
 DOUGLAS, GA 31533

2024

08-6S-01W-302-04863-A03



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 STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 75,000 TOTAL MARKET VALUE 75,000 SOH/AGL Deduction 0 ASSESSED VALUE 75,000 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 75,000 TOTAL JUST VALUE 75,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 75,000 2024 MAIL ADDR UPDATE PER OWNER COA FORM FROM TX C 5 YR CHK NO CHANGE COA PER NCOA MOVED ACCNTS REPORT WCPA TRIM 5 YR PRCL CH, N/C PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD INST Q V RSN SALE Number DATE TYPE U I / CD PRICE 1306/0471 3/28/2023 WD Q V 01 30,000 GRANTOR: NORRIS GREGORY GRANTEE: CHANEY DONNIE 0816/0476 1/28/2010 WD U V 30 112,000 GRANTOR: NORRIS LANCE C & CARR GRANTEE: NORRIS GREGORY BUILDING NOTES BUILDING DIMENSIONS									
DOR CODE 0000 VACANT RESIDENTIAL						TOTALS										BLD DATE 12/19/2008 KLSR LGL DATE 08/27/2012 JBMA XF DATE INC DATE											
MAP NUM 4 MKT AREA 03						EXTRA FEATURES SCHOONER CT, PANACEA																					
NEIGHBORHOOD/LOC 302.00 1.20/																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	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					

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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	0			70.00	99.00	1.00	LT		1.00	1.00	1.00	75,000.00	75,000.00	75,000							