

TRADEWINDS SUBDV LOT 25 &
 BOAT SLIP D-1
 OR 504 P 451 OR 557 P 542

KELL JOHN W
 P O BOX 4517
 CANTON, GA 30114-0018

2024

08-6S-01W-302-04863-A25


| 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 4,813 TOTAL LAND VALUE - MARKET 62,250 TOTAL MARKET VALUE 67,063 SOH/AGL Deduction 0 ASSESSED VALUE 67,063 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 67,063 TOTAL JUST VALUE 67,063 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 85,327 | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | PU XFOBS. MM 5 YR CK, CH PUSE CODE, DEMO XFOBS, 5 YR PRCL CK NC COA PER NCOA REPORT | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | <table border="1"> <thead> <tr> <th>PERMIT NUM</th> <th>DESCRIPTION</th> <th>AMT</th> <th>ISSUED</th> </tr> </thead> <tbody> <tr> <td>200950</td> <td>DOCK,B-LIFT,ELEC</td> <td>0</td> <td>01/21/2009</td> </tr> </tbody> </table> | | | | | | | | | | PERMIT NUM | DESCRIPTION | AMT | ISSUED | 200950 | DOCK,B-LIFT,ELEC | 0 | 01/21/2009 | | | | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 200950 | DOCK,B-LIFT,ELEC | 0 | 01/21/2009 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1005/0483</td> <td>7/11/2016</td> <td>WD Q</td> <td>V</td> <td>01</td> <td></td> <td>39,900</td> </tr> </tbody> </table> GRANTOR: FUDULOFF MICHAEL ALLE GRANTEE: KELL JOHN W 0862/0772 9/27/2011 QC U V 11 20,000 GRANTOR: WAKULLA BANK GRANTEE: FUDULOFF MICHAEL A | | | | | | | | | | OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE | 1005/0483 | 7/11/2016 | WD Q | V | 01 | | 39,900 |
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 1005/0483 | 7/11/2016 | WD Q | V | 01 | | 39,900 | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | <table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>04/13/2009</th> <th>KLSR</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> <th>08/27/2012</th> <th>JBMA</th> </tr> </thead> </table> | | | | | | | | | | BLD DATE | XF DATE | INC DATE | 04/13/2009 | KLSR | LGL DATE | LAND DATE | AG DATE | 08/27/2012 | JBMA | | | | |
| BLD DATE | XF DATE | INC DATE | 04/13/2009 | KLSR | LGL DATE | LAND DATE | AG DATE | 08/27/2012 | JBMA | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| TOTALS | | | | | | | | | | | | | | | | | | | | BALTIMORE CLIPPER CT, PANACEA | | | | | | | | | | | | | | | | | | | | | | | |
| 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 | 0006 | ELECTRIC L | 0 | 0 | 0 | 0 | 1.00 | UT | 8,500.00 | 8,500.00 | 100 | 2008 | 2008 | 3 | 34 | 2,890 | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 4 | 0375 | WOOD WALK | 0 | 0 | 29 | 4 | 116.00 | SF | 15.00 | 15.00 | 100 | 2020 | 2020 | 3 | 89 | 1,549 | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 5 | 0375 | WOOD WALK | 0 | 0 | 14 | 2 | 28.00 | SF | 15.00 | 15.00 | 100 | 2020 | 2020 | 3 | 89 | 374 | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | TOTAL OB/XF 4,813 | | | | | | | | | | | | | | | | | | | | | | | |
| 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 | 000000 | C | VAC RES | 0 | | | 74.00 | 84.00 | 1.00 | LT | | 1.00 | 1.00 | 0.70 | 75,000.00 | 52,500.00 | 52,500 | | | | | | | | | | | | | | | | | | | | | | | | | | |
| 2 | 000195 | C | RES WET SLIP | 0 | | | 0.00 | 0.00 | 1.00 | UT | | 1.00 | 1.00 | 0.65 | 15,000.00 | 9,750.00 | 9,750 | | | | | | | | | | | | | | | | | | | | | | | | | | |
| REVIEW DATE 07/19/2022 BY MMLA Total Acres: 0.14 Total Land Value: 62,250 Market: 0 Agricultural: 0 Common: 62,250 PRINTED 04/29/2026 BY SYS | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | | |