

TRADEWINDS SUBDV LOT 26
 OR 504 P 451 OR 557 P 647
 OR 566 P 19

PERRINE STEPHEN M/PERRINE SUZANNE J
 2330 WINCHESTER RD
 ALBANY, GA 31721

2024

08-6S-01W-302-04863-A26



| 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 52,500 TOTAL MARKET VALUE 52,500 SOH/AGL Deduction 0 ASSESSED VALUE 52,500 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 52,500 TOTAL JUST VALUE 52,500 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 52,500 TO REINSTATED PRCL 04862-D31 S/O BLOCK D LOT 31 BOAT SLIP OR 1310 P 335 WD SALE 5YR PRCL CK NC | | | | | | | | | | | | |
| DOR CODE | | | 0000 VACANT RESIDENTIAL | | | | | | | | | | | | | PERMIT NUM | | | | DESCRIPTION | | | | AMT | | ISSUED | |
| MAP NUM | | | 4 MKT AREA 03 | | | | | | | | | | | | | | | | | | | | | | | | |
| NEIGHBORHOOD/LOC | | | 302.00 1.20/ | | | | | | | | | | | | | | | | | | | | | | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE | | | | | | | | | | | SALES DATA | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | OFF RECORD Number DATE TYPE INST Q U / V I / RSN CD SALE PRICE 1284/0598 9/22/2022 WD Q V 01 52,700 GRANTOR: HUEY J MICHAEL & DEBO GRANTEE: PERRINE STEPHEN M & 0615/0864 9/16/2005 WD Q V 460,000 GRANTOR: WILLIAMSON ETAL GRANTEE: HUEY | | | | | | | | | | | |
| TOTALS | | | | | | | | | | | | | | | | BLD DATE | | | | LGL DATE | | | | | | | |
| EXTRA FEATURES | | | | | | BALTIMORE CLIPPER CT, PANACEA | | | | | | | | | | XF DATE 12/29/2008 KLSR | | | | LAND DATE 08/27/2012 JBMA | | | | | | | |
| 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 | BUILDING NOTES | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | BUILDING DIMENSIONS | | | | | | | | | | | |
| LAND DESCRIPTION | | | | | | | | | | | | | | | | TOTAL OB/XF | | | | | | | | | | 0 | |
| 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 | | | 80.00 | 91.00 | 1.00 | LT | | 1.00 | 1.00 | 0.70 | 75,000.00 | 52,500.00 | 52,500 | | | | | | | | | | |