P-22-1-M-26D
A PARCEL 275.70 BY 79.00 FT
CONT 50 AC M/L

ROSIER PHYLLIS P
PO BOX 212
SOPCHOPPY, FL 32358

2024

12-5S-03W-000-00670-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Foundation	00	N/A 100
Frame	02	WOOD FRAME 100
Exterior Wall	04	SINGLE SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	06	ASBSTS TIL 100
Heating Type	01	NONE 100
Air Condition	02	WINDOW 100
Bedrooms		1 100
Bathrooms		1 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	02	BELOW AVERAGE
DOR CODE	0100	SINGLE FAMILY

MAP NUM: 5 | MKT AREA: 02

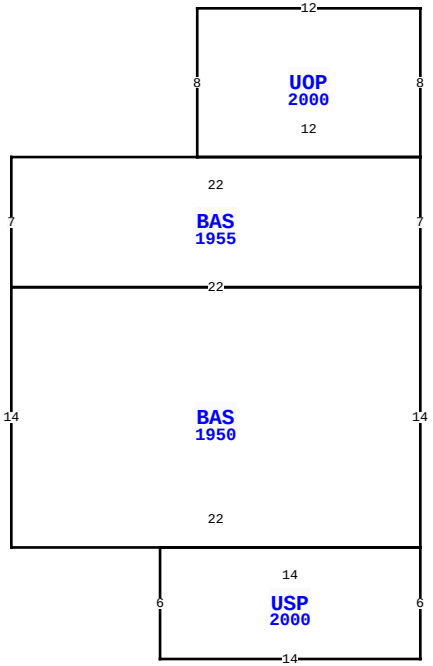
NEIGHBORHOOD/LOC: 000 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	308	100	1950	308	8,058
BAS	154	100	1955	154	4,029
UOP	96	20	2000	19	497
USP	84	40	2000	34	890
TOTALS	642			515	13,474

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	515	68.8500	65.41	33,686	1955	1955	0	0	0	60.00	40.00

1 SINGLE FAM 0% - 0 Heated Area: 462 HX Base Yr



SOPCHOPPY HWY, SOPCHOPPY

BLD DATE	10/26/2018 MMJT	LGL DATE	10/26/2018 MMJT
XF DATE		LAND DATE	
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	13,474
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	2,500
TOTAL MARKET VALUE	15,974
SOH/AGL Deduction	6,096
ASSESSED VALUE	9,878
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	9,878
TOTAL JUST VALUE	15,974
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	15,974

FR, 5 YR CK, NC.
5 YR PRCL CK, CHG A/C
5 YR PRCL CK/NC
ADDED AYB MISSING ON DOR REPORT-NO VAL CHG

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0158/0722	10/20/1989	WD	U	V		100

GRANTOR:
GRANTEE:

BUILDING NOTES

BUILDING DIMENSIONS

UOP=[YR=2000] W12 S8 E12 BAS=[YR=1955] W22 S7 E22
BAS=[YR=1950] W22 S14 E22 USP=[YR=2000] W14 S6 E14 N6$ N14$ N7 $ N8$.

EXTRA FEATURES

LN	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 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	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			0.00	0.00	0.50	AC		1.00	1.00	1.00	5,000.00	5,000.00	2,500							

REVIEW DATE 07/27/2023 BY FRLA Total Acres: 0.50 Total Land Value: 2,500 Market: 0 Agricultural: 0 Common: 2,500 PRINTED 04/08/2026 BY SYS