P-30-1-M-26D A TRACT LOCATED IN THE NE 1/4 OF THE SE1/4 OF SECT 12 & BEING NORTH OF

MILUM CYNTHIA
2002 SOPCHOPPY HWY
SOPCHOPPY, FL 32358

2024

12-5S-03W-000-00678-001

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0001	VAC RES / WXFOBS	
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
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

SOPCHOPPY HWY, SOPCHOPPY

BLD DATE	01/03/2006	KLFS	LGL DATE
XF DATE	10/24/2018	MMJT	LAND DATE 10/24/2018 MMJT
INC DATE			AG DATE

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 1

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	3,032
TOTAL LAND VALUE - MARKET	13,875
TOTAL MARKET VALUE	16,907
SOH/AGL Deduction	0
ASSESSED VALUE	16,907
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	16,907
TOTAL JUST VALUE	16,907
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	21,574

CORRECTED PUSE CODE LH

FR 5YR CK 7/24/23; CHG PUSE

COA RQST FORM

5 YR PRCL CK, NC

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1306/0073	3/24/2023	WD	Q	V	01	20,000
GRANTOR: BETTER SWAMPS AND GAR						
GRANTEE: MILUM CYNTHIA						
0294/0604	3/07/1997	QC	U	V		100
GRANTOR: BARTHOLOMEN ANN & WIN						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

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
1	0001	BLOCK UTIL	0	0	20	12	240.00	SF	16.00	16.00	100	1981	1981	3	20	768	
2	0810	UNFINISH S	0	0	20	12	240.00	SF	19.00	19.00	100	1981	1981	3	20	912	
3	0740	UNFINISH O	0	0	24	8	192.00	SF	11.00	11.00	100	2005	2005	3	64	1,352	

LAND DESCRIPTION

TOTAL OB/XF 3,032

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	000000	C	VAC RES	0			0.00	0.00	1.85	AC		1.00	1.00	1.00	7,500.00	7,500.00	13,875							

REVIEW DATE 07/24/2023 BY FRLH Total Acres: 1.85 Total Land Value: 13,875 Market: 0 Agricultural: 0 Common: 13,875 PRINTED 04/01/2026 BY SYS