12-5S-3W P-34-2-M-26D
PARCEL IN THE SE CORNER OF
THE NE 1/4 OF THE SE 1/4

VAN DOREN JOHN W
1818 CHOWKEEBIN NENE
TALLAHASSEE, FL 32301

2024

12-5S-03W-000-00683-002

WAKULLA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
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		LGL DATE	
XF DATE		LAND DATE	10/24/2018 MMJT
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	15,000
TOTAL MARKET VALUE	15,000
SOH/AGL Deduction	5,017
ASSESSED VALUE	9,983
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	9,983
TOTAL JUST VALUE	15,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	15,000

5 YR CK, VCNT PRCL.
5 YR PRCL CK, NC
5 YR PRCL CK/NC
5YR PRCL CK/NO CHG(M.MUSACHIO)

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
0882/0114	6/06/2012	LD	U	V	11	100
GRANTOR: VAN DOREN JOHN W (RLE						
GRANTEE: VAN DOREN JADE E						
0082/0411	1/01/1981	WD	U	V		100
GRANTOR:						
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

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	000000	C	VAC RES	0			0.00	0.00	1.50	AC		1.00	1.00	1.00	10,000.00	10,000.00	15,000							

REVIEW DATE 01/08/2022 BY ITLA Total Acres: 1.50 Total Land Value: 15,000 Market: 0 Agricultural: 0 Common: 15,000 PRINTED 04/01/2026 BY SYS