SOPCHOPPY W SIDE
LOT 3
OR 14 P 746

HARRELL GLENN
4500 LONGBOW DR
TITUSVILLE, FL 32796

2024

12-5S-03W-040-00821-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Foundation	01	WOOD FRAME 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	05	DRYWALL 100
Interior Floo	09	PINE WOOD 100
Heating Type	02	CONVECTION 100
Air Condition	01	NONE 100
Bedrooms		2 100
Bathrooms		1 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	01	MINIMUM
DOR CODE	0100	SINGLE FAMILY

MAP NUM: 5 | MKT AREA: 02

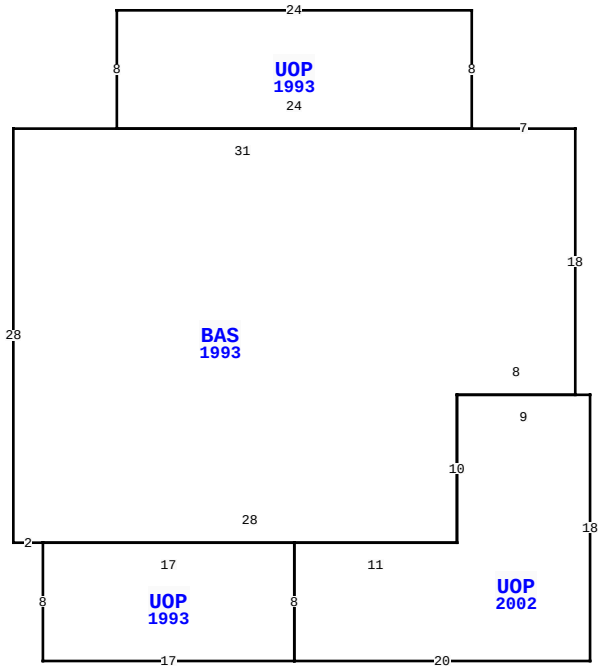
NEIGHBORHOOD/LOC: 40.00 1.25/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	984	100	1993	984	32,252
UOP	136	20	1993	27	885
UOP	192	20	1993	38	1,246
UOP	250	20	2002	50	1,639
TOTALS	1,562			1,099	36,021

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,099	69.0000	81.94	90,052	1942	1942	0	0	0	60.00	40.00

1 SINGLE FAM 0% - 0 Heated Area: 984 HX Base Yr



27 MUNICIPAL AVE, SOPCHOPPY

BLD DATE	06/26/2019	MMJT	LGL DATE	
XF DATE	03/06/2015	MMSR	LAND DATE	06/26/2019 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	36,021
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	10,000
TOTAL MARKET VALUE	46,021
SOH/AGL Deduction	6,802
ASSESSED VALUE	39,219
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	39,219
TOTAL JUST VALUE	46,021
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	38,842

5 YR PRCL CH, N/C
5 YR PRCL CH, N/C
5 YR PRCL CH, N/C
METER & SEPTIC, NO POWER

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2010618	SEWER	0	07/15/2010
023612	N/A	0	05/20/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1086/0702	9/24/2018	QC	U	I	30	100
GRANTOR: HARRELL GLENN						
GRANTEE: HARRELL GLENN AS TR						
0863/0315	6/04/2010	QC	U	I	11	100
GRANTOR: HARRELL GLENN						
GRANTEE: HARRELL GLENN AS TR						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W7 UOP=[YR=1993] N8 W24 S8 E24$ W31 S28 E2
UOP=[YR=1993] S8 E17 UOP=[YR=2002] E20 N18 W9 S10 W11 S8 $
N8W17$ E28 N10 E8 N18$.

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			150.00	155.00	1.00	LT		1.00	1.00	1.00	10,000.00	10,000.00	10,000							

REVIEW DATE 06/26/2019 BY MMJT Total Acres: 0.53 Total Land Value: 10,000 Market: 0 Agricultural: 0 Common: 10,000 PRINTED 04/08/2026 BY SYS