

SOPCHOPPY W SIDE  
 LOTS 59 & 60  
 OR 41 P 409 & OR 106 P 411

THEURER JEAN AS PERS. REP./OF EST OF ERNEST E THEU  
 628 CARPENTER ST  
 GREENPORT, NY 11944

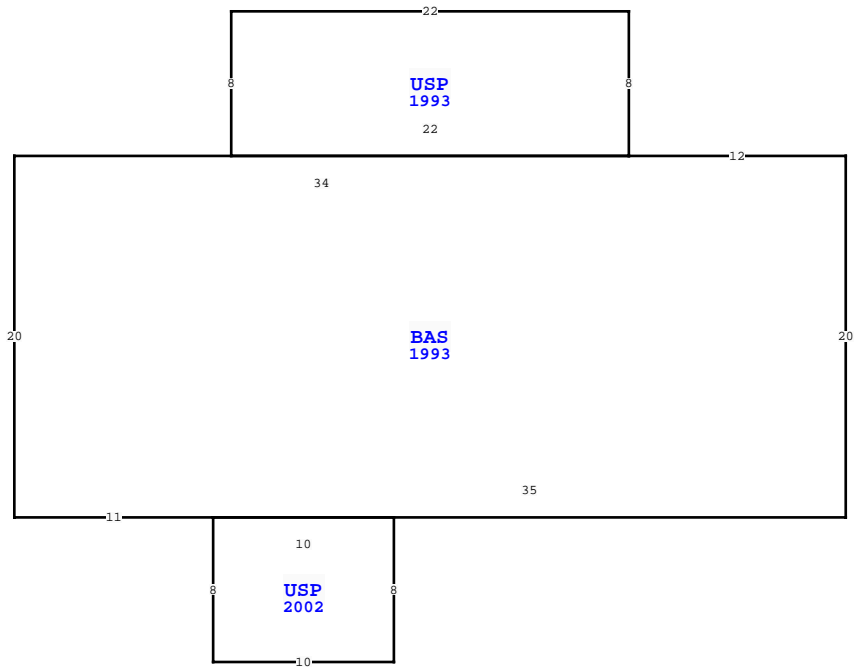
2024

12-5S-03W-040-00840-000



ELEMENT		CD	CONSTRUCTION		
Foundation	00	N/A	100		
Frame		N/A	100		
Exterior Wall	01	MINIMUM	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	02	WALL BD/WD	100		
Interior Floor	09	PINE WOOD	100		
Heating Type	02	CONVECTION	100		
Air Condition	02	WINDOW	100		
Bedrooms		2	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	40.00	1.25/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	920	100	1993	920	0
USP	176	40	1993	70	0
USP	80	40	2002	32	0
TOTALS	1,176			1,022	0

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	SFR	SALVAG	0%	- 0								Heated Area: 920 HX Base Yr	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1			Tax Dist:
BUILDING MARKET VALUE			0
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			13,500
TOTAL MARKET VALUE			13,500
SOH/AGL Deduction			8,418
ASSESSED VALUE			5,082
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			5,082
TOTAL JUST VALUE			13,500
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			13,500
2024 TRIM RTS - UTF			
RESTORED BLDG AS SALV - REM AS XFOB			
5 YR PRCL CK NC MM			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0784/0805	1/30/2009	WD	U	I	37	50,000
GRANTOR: WRIGHT ROCHELLE						
GRANTEE: THEURER ERNEST						

EXTRA FEATURES																
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
89 MUNICIPAL AVE, SOPCHOPPY																

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=1993]	W12	USP=[YR=1993]	N8 W22 S8 E22\$ W34 S20 E11
USP=[YR=2002]	S8 E10 N8	W10\$	E35 N20\$.

LAND DESCRIPTION										TOTAL OB/XF														
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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			50.00	142.00	1.00	LT		1.00	1.00	0.75	18,000.00	13,500.00	13,500							