

SOPCHOPPY W SIDE WESTERLY 1/2  
 OF LOT 89 OR 560 P 260  
 OR 638 P 214

MCMILLAN LISA KRISTIN/MCMILLAN MICHAEL GREGG  
 8370 SMITH CREEK RD  
 SOPCHOPPY, FL 32358

**2024**

12-5S-03W-040-00853-001

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	07	PIER BLOCK	100
Frame	02	WOOD FRAME	100
Exterior Wall	04	SINGLE SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	12	MODULAR MT	100
Interior Wall	02	WALL BD/WD	100
Interior Floo	08	SHT VINYL	50
Interior Floo	09	PINE WOOD	50
Ceiling	01	FIN.SUSPD	100
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Fixtures		1 100	
Story Height		0 100	
RMS		3 100	
Stories	1.1	1. 100	
Class	00	N/A 100	
Units		0 100	
Quality	02	BELOW AVERAGE	
DOR CODE	1100	STORES, 1 STORY	
MAP NUM	5	MKT AREA	02
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,170	100	1993
BAS	300	100	2007
TOTALS	1,470		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	STOR RETAI	0%	- 2024								
Heated Area: 1470						HX Base Yr					
BLD DATE	07/10/2019	MMJT	LGL DATE	07/10/2019	MMJT	AG DATE	07/10/2019	MMJT			
XF DATE	07/10/2019	MMJT	LAND DATE			AG DATE					
INC DATE											

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			33,063
TOTAL MARKET OB/XF VALUE			218
TOTAL LAND VALUE - MARKET			17,000
TOTAL MARKET VALUE			50,281
SOH/AGL Deduction			0
ASSESSED VALUE			50,281
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			50,281
TOTAL JUST VALUE			50,281
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			43,999
CORRECTED LAND AND BUILDING.			
COA FROM AG CARD 00626-003			
5 YR PRCL CH, N/C			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2011776	USE PRMT	0	11/09/2011
2011141	USE	0	03/11/2011
2010681	SEWER	0	07/16/2010
20061956	ELEC	0	12/07/2006
20061652	ENCLOSE ROOM	0	10/12/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1327/0018	6/22/2023	QC	U	I	11	75,000
GRANTOR: COUCH BOBBIE JO, RUSS						
GRANTEE: MCMILLAN LISA KRIST						
1327/0015	2/24/2023	PR	U	I	11	100
GRANTOR: CROUCH BOBBIE JO PR E						
GRANTEE: COUCH BOBBIE JO, RU						

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
1	0210	CONCRETE D	0	0	0	0		182.00	SF	6.00				218	

BUILDING NOTES											
44 ROSE ST, SOPCHOPPY											

BUILDING DIMENSIONS											
BAS=[YR=1993] W26 S45 E26 N20 BAS=[YR=2007] E12 N25 W12 S25 N25\$ .											

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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	001100	C	STORE ONE ST	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	17,000.00	17,000.00	17,000							