

SOPCHOPPY W SIDE  
A PARCEL OF LAND 85FT X 132 FT  
BEING PART OF LOT 105 IN

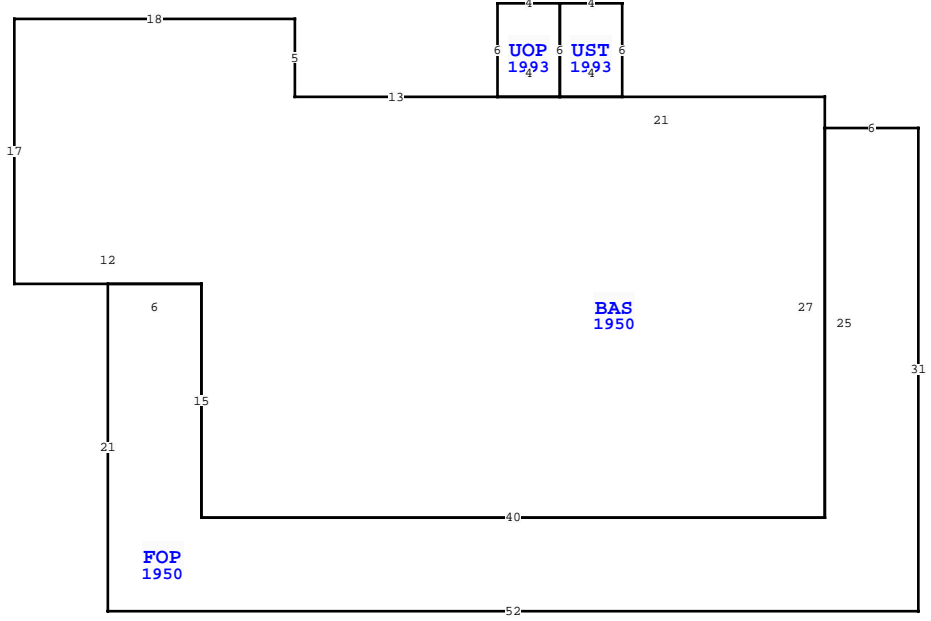
RUDD RITA  
PO BOX 407  
SOPCHOPPY, FL 32358

2024

12-5S-03W-040-00869-001

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	03	COMP	SHNGL	100	
Interior Wall	02	WALL	BD/WD	100	
Interior Floo	08	SHT	VINYL	50	
Interior Floo	14	CARPET	50		
Heating Type	04	AIR	DUCTED	100	
Air Condition	03	CENTRAL	100		
Bedrooms		3	100		
Bathrooms		1	100		
Story Height		0	100		
Stories	1.	1.	100		
Units		0	100		
Quality	03	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	1,314	100	1950	1,314	51,183
FOP	552	30	1950	166	6,466
UOP	24	20	1993	5	195
UST	24	45	1993	11	428
TOTALS	1,914			1,496	58,272

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 1990		Heated Area: 1314					HX Base Yr 1990	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1			Tax Dist:
BUILDING MARKET VALUE			58,272
TOTAL MARKET OB/XF VALUE			986
TOTAL LAND VALUE - MARKET			9,000
TOTAL MARKET VALUE			68,258
SOH/AGL Deduction			29,728
ASSESSED VALUE			38,530
TOTAL EXEMPTION VALUE	HA HAB 13		38,530
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			68,258
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			56,601
2021 T & P RENEWAL REC'D			
5 YR PRCL CK, N/C			
2019 T&P RENEWAL REC'D			
5 YR PRCL CH, PU XFOB LN 3, CORR TRAV, EXW			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2014177	MECH	0	03/07/2014
2010696	SEWER	0	07/16/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1355/0188	3/22/2024	LB U	I		30	100
GRANTOR: RUDD RITA LIFE ESTATE						
GRANTEE: NOEL ATHENA						
0522/0569	2/02/2004	FJ U	I			100
GRANTOR: REVELL						
GRANTEE: REVELL						

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	0080	4' CHAINLI	0	100	0	224.00	LF	13.00	13.00	100	1980	1980	3	20	582	
2	0620	WOOD UTL B	0	100	12	120.00	SF	6.00	6.00	100	1993	1993	3	20	144	
3	0130	FIRE PLACE	0	100	0	1.00	UT	1,300.00	1,300.00	100	1950	1950	3	20	260	

TOTAL OB/XF												986					
90 ROSE ST, SOPCHOPPY												BLD DATE	06/27/2019	MMJT	LGL DATE	06/27/2019	MMJT
												XF DATE	06/27/2019	MMJT	LAND DATE	06/27/2019	MMJT
												INC DATE			AG DATE		

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=1950] W21 UOP=[YR=1993] E4 N6 UST=[YR=1993] S6 E4 N6 W4\$ W4 S6\$ W13 N5 W18 S17 E12 S15 E40 FOP=[YR=1950] W40 N15 W6 S21 E52 N31 W6 S25\$ N27\$.											

LAND DESCRIPTION												TOTAL OB/XF												986			
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	100			85.00	132.00	1.00	LT		1.00	1.00	0.50	18,000.00	9,000.00	9,000										