SOPCHOPPY W SIDE
LOTS 161 162 & 163
OR 23 P 61

RODDENBERRY DAVID
P O BOX 525
SOPCHOPPY, FL 32358-0525

2024

12-5S-03W-040-00909-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	04	REIN CONC 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 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		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	08	FAIR
DOR CODE	0100	SINGLE FAMILY

MAP NUM: 5 | MKT AREA: 02

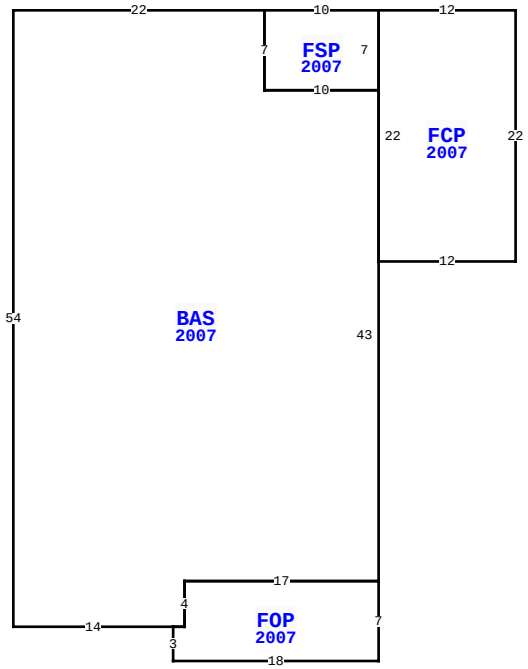
NEIGHBORHOOD/LOC: 40.00 1.25/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,590	100	2007	1,590	153,166
FCP	264	25	2007	66	6,358
FOP	122	30	2007	37	3,564
FSP	70	55	2007	38	3,661
TOTALS	2,046			1,731	166,749

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,731	96.5700	114.68	198,511	2007	2007	0	0	0	16.00	84.00

1 SINGLE FAM 100% - 2011 Heated Area: 1590 HX Base Yr 2011



121 YELLOW JACKET AVE, SOPCHOPPY

BLD DATE	07/12/2019	MMJT	LGL DATE	07/12/2019	MMJT
XF DATE	07/12/2019	MMJT	LAND DATE		
INC DATE			AG DATE		

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
1	0210	CONCRETE D	0	100	18	12	216.00	SF	6.00	6.00	100	2007	2007	3	30	389	
2	0211	CONCRETE W	0	100	8	6	48.00	SF	6.00	6.00	100	2007	2007	3	30	86	
3	0620	WOOD UTL B	0	100	14	10	140.00	SF	6.00	6.00	100	2006	2006	3	27	227	
4	0955	PRIVACY FE	0	100	0	0	26.00	LF	15.00	15.00	100	2016	2016	3	87	339	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 1	Tax Dist:	
BUILDING MARKET VALUE		166,749
TOTAL MARKET OB/XF VALUE		1,041
TOTAL LAND VALUE - MARKET		18,000
TOTAL MARKET VALUE		185,790
SOH/AGL Deduction		65,739
ASSESSED VALUE		120,051
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		70,051
TOTAL JUST VALUE		185,790
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		154,208

5 YR PRCL CK, CHG QUAL PU XFOB LN 4
5 YR PRCL CH, N/C
LN 1
5 YR PRCL CH, PU FNDN & FRME, CHG CODE XFOB

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18000495	MECH	0	12/11/2018
2010764	SEWER	0	07/16/2010
20061428	SFD-CO	0	08/30/2006

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

FSP=[YR=2007] W10 S7 E10 BAS=[YR=2007] W10 N7 W22 S54 E14
FOP=[YR=2007] S3 E18 N7 W17 S4 W1$ E1 N4 E17 N43$ N7$
FCP=[YR=2007] S22 E12 N22 W12$.

LAND DESCRIPTION

TOTAL OB/XF 1,041

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	100			50.00	142.00	3.00	LT		1.00	1.00	1.00	6,000.00	6,000.00	18,000							

REVIEW DATE 07/12/2019 BY MMJT Total Acres: 0.16 Total Land Value: 18,000 Market: 0 Agricultural: 0 Common: 18,000 PRINTED 06/17/2026 BY SYS