

SOPCHOPPY W SIDE
 LOTS 164,165 166 & 167
 OR 33 P 654 OR 696 P 799

LEWIS NATHAN/LEWIS NANCY
 PO BOX 163
 SOPCHOPPY, FL 32358

2024

12-5S-03W-040-00910-000

ELEMENT		CD		CONSTRUCTION	
Foundation	02	CONCR	SLAB	100	
Frame	09	WOOD	FRAME	100	
Exterior Wall	19	COMMON	BRK	90	
Exterior Wall	30	VINYL		10	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	04	PLYWOOD		100	
Interior Floo	10	LAMINATED		70	
Interior Floo	11	CLAY TILE		30	
Heating Type	04	AIR DUCTED		100	
Air Condition	03	CENTRAL		100	
Bedrooms		5	100		
Bathrooms		4	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	3,929	100	1973	3,929	329,211
FOP	50	30	1973	15	1,257
FOP	60	30	1973	18	1,508
FOP	96	30	1993	29	2,430
FSP	624	55	1995	343	28,740
PTO	1,736	5	1980	87	7,290
PTO	435	5	1993	22	1,843
TOTALS	6,930			4,443	372,279

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% - 2020									
Heated Area: 3929 HX Base Yr 2020											

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			372,279
TOTAL MARKET OB/XF VALUE			29,475
TOTAL LAND VALUE - MARKET			46,800
TOTAL MARKET VALUE			448,554
SOH/AGL Deduction			158,347
ASSESSED VALUE			290,207
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			240,207
TOTAL JUST VALUE			448,554
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			366,089
00951-000 /2019 VALUES			
ADD HX & PORT FOR 2020-LEWIS PORTED FROM			
AMENDED TRIM MAILED			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000103	SOLAR PANELS-CO	0	11/06/2019
19000488	ROOF OVER-CO	0	09/25/2019
2012348	MECH	0	06/01/2012
2010762	SEWER	0	07/16/2010
30575	UPGRADE	0	07/28/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1120/0563	8/10/2019	QC	U	I	30	200,000
GRANTOR: LEWIS DIANE & JONATHA						
GRANTEE: LEWIS NATHAN & NANCY						
1110/0365	5/17/2019	QC	U	I	30	100
GRANTOR: LEWIS ANNA R RESERVED						
GRANTEE: LEWIS DIANE N, JONA						

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	0700	PORT BLDG	0	100 24 8	192.00	SF	8.00	8.00	100	1995	1995	3	52	799	
2	0220	POOL VINYL	0	100 52 20	1,040.00	SF	60.00	60.00	100	1980	1980	3	40	24,960	
3	0210	CONCRETE D	0	100 213 12	2,556.00	SF	6.00	6.00	100	1980	1980	3	20	3,067	
4	0140	FIRE PLACE	0	100 0 0	1.00	UT	1,900.00	1,900.00	100	1980	1980	3	20	380	
5	0211	CONCRETE W	0	100 58 2	116.00	SF	6.00	6.00	100	1973	1973	3	20	139	
6	0211	CONCRETE W	0	100 18 6	108.00	SF	6.00	6.00	100	1980	1980	3	20	130	

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	000100	C	SFR	100			142.00	300.00	4.00	LT		1.00	1.00	0.65	18,000.00	11,700.00	46,800							