SOPCHOPPY W SIDE
SOUTH 1/2 OF LOT 175
DB 34 P 362 OR 1082 P 789

BROWN CLIFF RAY
165 HORSESHOE TRAIL
CRAWFORDVILLE, FL 32327

2024

12-5S-03W-040-00914-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
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
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

WINTER ST, SOPCHOPPY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	07/16/2019 MMJT
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 1	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	9,000
TOTAL MARKET VALUE	9,000
SOH/AGL Deduction	3,918
ASSESSED VALUE	5,082
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	5,082
TOTAL JUST VALUE	9,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	9,000

OF SOPCHOPPY

ENTRY PER OWNER REQUEST AND LETTER FROM CITY

SWITCHED LOT TO RUN E TO W TO FACE HWY FOR

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
1082/0789	8/16/2018	QC	U	V	30	100
GRANTOR: BROWN NANCY E						
GRANTEE: BROWN CLIFF RAY						
0135/0162	10/01/1987	WD	U	I		100
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	000000	C	VAC RES	0			72.00	150.00	1.00	LT		1.00	1.00	0.50	18,000.00	9,000.00	9,000							

REVIEW DATE 07/16/2019 BY MMJT Total Acres: 0.25 Total Land Value: 9,000 Market: 0 Agricultural: 0 Common: 9,000 PRINTED 06/17/2026 BY SYS