

SOPCHOPPY WEST SIDE  
 LOTS 294 & 295 OR 263 P 452  
 OR 314 P 94 OR 422 P 672

KERN KATRINA/KERN SUZANNE  
 27 SHELDON ST  
 SOPCHOPPY, FL 32358

**2024**

12-5S-03W-040-00952-004

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB	100
Frame	02	WOOD FRAME	100
Exterior Wall	17	CB STUCCO	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floo	12	HARDWOOD	70
Interior Floo	11	CLAY TILE	30
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		3	100
Bathrooms		3	100
Story Height		0	100
Stories	2.	2.	100
Units		0	100
Quality	07	GOOD	
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
BAS	3,100	100	1998
DCK	176	10	1998
FOP	260	30	1998
UOP	176	20	1998
TOTALS	3,712		

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%	- 2024		518,899	1997	1997	0	0	26.00	74.00
				Heated Area:	3100			HX Base Yr 2024			

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 1	Tax Dist:		
BUILDING MARKET VALUE			383,985
TOTAL MARKET OB/XF VALUE			7,265
TOTAL LAND VALUE - MARKET			40,950
TOTAL MARKET VALUE			432,200
SOH/AGL Deduction			0
ASSESSED VALUE			432,200
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			382,200
TOTAL JUST VALUE			432,200
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			369,252
5 YR PRCL CK, DEL XFOB LN 18.			
5 YR PRCL CH, N/C			
LN 8-11			
5 YR PRCL CH, CORR CODE XFOB LN 6, DEL XFOB			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19001393	PROPANE	0	10/14/2019
19000484	REROOF-CO	0	09/23/2019
17001543	SAFE INSP	0	11/08/2017
2010713	SEWER	0	07/16/2010

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1123/0308	8/29/2019	WD	U	I	12	120,000
GRANTOR:NRZ REO INVENTORY COR						
GRANTEE:KERN KATRINA & SUZA						
1085/0212	9/06/2018	CT	U	I	38	100
GRANTOR:US BANK NATIONAL ASSO						
GRANTEE:NRZ REO INVENTORY C						

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	0040	CARPONT FI	0	100	20	20		12.00	100	2001	2001	3	58	2,784	
2	0250	ASPHALT AV	0	100	116	20		2.00	100	2007	2007	3	30	1,392	
3	0211	CONCRETE W	0	100	94	4		6.00	100	2001	2001	3	20	451	
4	0140	FIRE PLACE	0	100	0	0		1,900.00	100	1997	1997	3	54	1,026	
5	0220	POOL VINYL	0	100	0	0		60.00	1	2000	2000	3	1	480	
6	0211	CONCRETE W	0	100	0	0		6.00	100	2000	2000	3	20	1,132	

BLD DATE		07/15/2019	MMJTT	LGL DATE	
XF DATE		07/15/2019	MMJTT	LAND DATE	07/15/2019
INC DATE				AG DATE	
27 SHELDON ST, SOPCHOPPY					

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=1998]	3100\$	FOP=[YR=1998]	260\$
DCK=[YR=1998]	176\$	UOP=[YR=1998]	176\$.

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	150.00	3.50	LT		1.00	1.00	0.65	18,000.00	11,700.00	40,950							