SOPCHOPPY W SIDE
LOTS 322-325 & 327
ALSO FAITH AVE ROW SOUTH OF

HAYNES RALPH WILLIAM/
C/O WILL R HAYNES, 9101 KALADAR CT
CHARLOTTE, NC 28216

2024

12-5S-03W-040-00952-006

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

GULF ST, SOPCHOPPY

BLD DATE		LGL DATE	07/12/2019 MMJT
XF DATE		LAND DATE	
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	50,000
TOTAL MARKET VALUE	50,000
SOH/AGL Deduction	24,590
ASSESSED VALUE	25,410
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	25,410
TOTAL JUST VALUE	50,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	50,000

5 YR PRCL CH, N/C

5 YR PRCL CH, N/C

ADD ROW FOR FAITH AVE PER OR 998 P 871

COA PER TC WILL HAYNES 704-858-5717

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0998/0871	6/25/2015	QC	U	V	18	100
GRANTOR: CITY OF SOPCHOPPY						
GRANTEE: HAYNES RALPH WILLIA						
0655/0562	5/09/2006	QC	Q	V	01	100
GRANTOR: HAYNES LEADIE CATHERI						
GRANTEE: HAYNES RALPH WILLIA						

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			0.00	0.00	5.00	LT		1.00	1.00	1.00	10,000.00	10,000.00	50,000							

REVIEW DATE 07/12/2019 BY MMJT Total Acres: 0.00 Total Land Value: 50,000 Market: 0 Agricultural: 0 Common: 50,000 PRINTED 06/24/2026 BY SYS