

INDIAN SUMMER 12-5S-3W  
 LOT 33  
 OR 18 P 648 OR 23 P 65

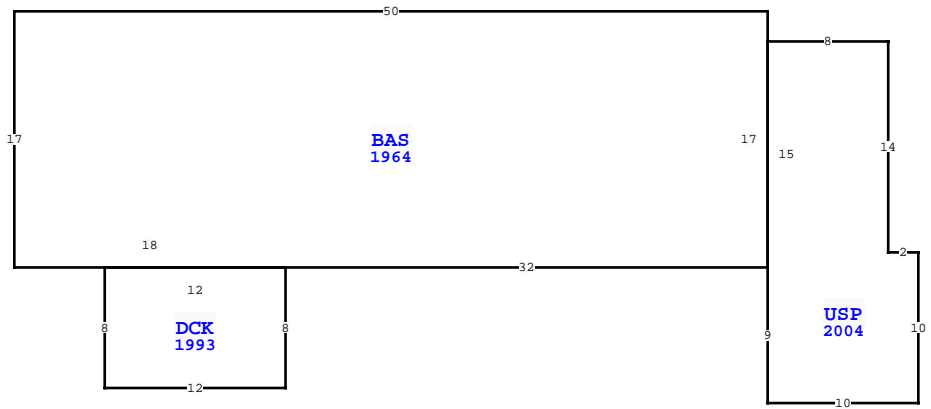
ANDERSON JAMES V  
 229 SEMINOLE LANE  
 SOPCHOPPY, FL 32358

**2024**

12-5S-03W-063-00755-000

ELEMENT		CD		CONSTRUCTION	
Foundation	01	WOOD	FRAME	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	26	AL	SIDING	100	
Roof Structur	01	FLAT		100	
Roof Cover	01	MINIMUM			
Interior Wall	04	PLYWOOD		50	
Interior Wall	05	DRYWALL		50	
Interior Floo	14	CARPET		80	
Interior Floo	08	SHT	VINYL	20	
Heating Type	04	AIR	DUCTED	100	
Air Condition	02	WINDOW		100	
Bedrooms		2		100	
Bathrooms		1		100	
Stories	1.	1.		100	
Class	00	N/A		100	
Units		0		100	
Quality	01	MINIMUM			
DOR CODE	0200	MOBILE HOME			
MAP NUM	5	MKT AREA		02	
NEIGHBORHOOD/LOC	63.00			1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	850	100	1964	850	6,571
DCK	96	10	1993	10	77
USP	212	50	2004	106	819
TOTALS	1,158			966	7,467

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	PD	NORM	% COND
0200	02	966	55.2200	38.65	37,336	1964	1964	0	0	5	60.00	20.00
1 MOBILE HOM 100% - 2022 Heated Area: 850 HX Base Yr 2022												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			7,467
TOTAL MARKET OB/XF VALUE			1,042
TOTAL LAND VALUE - MARKET			23,000
TOTAL MARKET VALUE			31,509
SOH/AGL Deduction			7,781
ASSESSED VALUE			23,728
TOTAL EXEMPTION VALUE	HX HB		23,728
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			31,509
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			26,752
2022 HX APP			
5 YR PRCL CK, CHG QUAL			
XFOB LN 1, DEL XFOB LN 4			
5 YR PRCL CH, CORR INT, FLOOR, CORR DIMENS			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000907	ELECTRIC	0	09/21/2020

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1174/0553	10/16/2020	WD	Q	I	01	21,000
GRANTOR: GOOSMAN JEAN						
GRANTEE: ANDERSON JAMES V						
0701/0463	3/12/2007	WD	Q	I		75,000
GRANTOR: GRIFFITH THOMAS, CAND						
GRANTEE: GOOSMAN JEAN						

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	0620	WOOD UTL B	0	100	14	8	112.00	SF	6.00	6.00	100	1990	1990	3	20	134	
2	0211	CONCRETE W	0	100	12	12	144.00	SF	6.00	6.00	100	1993	1993	3	20	173	
3	0375	WOOD WALK	0	100	49	5	245.00	SF	15.00	15.00	100	1996	1996	3	20	735	

LAND DESCRIPTION											
BLD DATE	07/01/2019	MMJT	LGL DATE								
XF DATE	07/01/2019	MMJT	LAND DATE	07/01/2019							
INC DATE			AG DATE								
TOTAL OB/XF 1,042											

BUILDING NOTES											
BAS=[YR=1964] W50 S17 E18 DCK=[YR=1993] W12 S8 E12 N8\$ E32 USP=[YR=2004] S9 E10 N10 W2 N14 W8 S15\$ N17\$.											

LAND DESCRIPTION																								
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	000132	C	SFR RIVER	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000							