12-5S-3W
TRACT 35-A
OR 39 P 46

INDIAN SUMMER SUBD

OR 565 P 39 OR 564

NELSON SUSAN RANDALL
5 RED MAPLE CT
COLUMBIAITY, SC 29229-7546

2024

12-5S-03W-063-00757-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
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
TOTALS					

MARKET ADJUSTMENTS

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

SEMINOLE LN, SOPCHOPPY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	07/01/2019 MMSR
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	90,000
TOTAL MARKET VALUE	90,000
SOH/AGL Deduction	0
ASSESSED VALUE	90,000
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	90,000
TOTAL JUST VALUE	90,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	90,000

2023 TRIM RETURNED COA

DC OR 1320 P 254 SUSAN RANDALL NELSON

5 YR PRCL CH, N/C

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
1279/0275	8/17/2022	WD	Q	V	01	89,500
GRANTOR: ROSE WILLIAM B & WAND						
GRANTEE: NELSON SUSAN RANDAL						
0565/0039	11/04/2004	QC	U	V		100
GRANTOR: ROSE						
GRANTEE: ROSE						

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	12.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	90,000							

REVIEW DATE 07/01/2019 BY MMSR Total Acres: 12.00 Total Land Value: 90,000 Market: 0 Agricultural: 0 Common: 90,000 PRINTED 04/01/2026 BY SYS