12-5S-3W INDIAN SUMMER
TRACTS 95, 98, 99 & 100 LESS
2 AC SOLD OUT OF LOT 95 & LESS

LANGSTON RONALD IRVIN/KATHLEEN RAMSEY AS TRUSTEES
PO BOX 242
SOPCHOPPY, FL 32358

2024

12-5S-03W-063-00818-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5900	TIMBERLAND MIXED	
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

SMITH CREEK RD, SOPCHOPPY

BLD DATE	07/20/2016	MMSR	LGL DATE	
XF DATE	07/20/2016	MMSR	LAND DATE	06/26/2019 MMJT
INC DATE			AG DATE	

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
1	0940	OPEN SHED	0	0	50	40	2,000.00	SF	4.00	4.00	100	1960	1960	3	20	1,600	
2	0210	CONCRETE D	0	0	20	10	200.00	SF	6.00	6.00	100	1980	1980	3	20	240	
3	0620	WOOD UTL B	0	0	20	10	200.00	SF	6.00	6.00	100	1980	1980	3	20	240	

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	2,080
TOTAL LAND VALUE - MARKET	180,915
TOTAL MARKET VALUE	18,722
SOH/AGL Deduction	0
ASSESSED VALUE	18,722
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	18,722
TOTAL JUST VALUE	182,995
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	2,080

MM MOVE 3 XFOB FROM 00818-001 TO THIS PRCL
2022 AG RENEWAL RECD
2021 AG RENEWAL RECD
5 YR PRCL CK, N/C

PERMIT NUM	DESCRIPTION	AMT	ISSUED
15001073	MECH	0	11/30/2015
15001012	MECH	0	10/30/2015
201359	RE-ROOF	0	01/31/2013

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0295/0755	3/27/1997	WD	U	I		100
GRANTOR: LANGSTON MYRTLE						
GRANTEE:						
0171/0423	11/01/1990	WD	U	I		100
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

LAND DESCRIPTION

TOTAL OB/XF 2,080

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	005970	A	TIMBER MIX 1	0			0.00	0.00	50.99	AC		1.00	1.00	1.00	325.00	325.00	16,572							
2	005996	A	AG WETLAND	0			0.00	0.00	0.70	AC		1.00	1.00	1.00	100.00	100.00	70							

REVIEW DATE 06/26/2019 BY MMJT Total Acres: 51.69 Total Land Value: 16,642 Market: 180,915 Agricultural: 16,642 Common: 0 PRINTED 06/17/2026 BY SYS