



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										WAKULLA COUNTY PROPERTY																																	
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																															
																				VALUATION BY Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 5,066 TOTAL LAND VALUE - MARKET 135,500 TOTAL MARKET VALUE 9,176 SOH/AGL Deduction 0 ASSESSED VALUE 9,176 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 9,176 TOTAL JUST VALUE 140,566 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 6,511																																	
																				5YR PRCL CK NC 2022 AG RENEWAL RECD 2021 AG RENEWAL RECD 5 YR PRCL CK, N/C																																	
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TOTALS EXTRA FEATURES B.W. BROWN TRL, SOPCHOPPY																																																					
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	0	23	22	506.00	SF	6.00	6.00	100	1945	1945	3	20	607																																					
2	0940	OPEN SHED	0	0	10	24	240.00	SF	4.00	4.00	100	1991	1991	3	20	192																																					
3	0810	UNFINISH S	0	0	16	24	384.00	SF	19.00	19.00	100	1991	1991	3	48	3,502																																					
4	0940	OPEN SHED	0	0	19	10	190.00	SF	4.00	4.00	100	2002	2002	3	20	152																																					
5	0211	CONCRETE W	0	0	10	9	90.00	SF	6.00	6.00	100	2004	2004	3	23	124																																					
6	0740	UNFINISH O	0	0	23	6	138.00	SF	11.00	11.00	100	1945	1945	3	20	304																																					
7	0940	OPEN SHED	0	0	10	8	80.00	SF	4.00	4.00	100	2008	2008	3	34	109																																					
8	0210	CONCRETE D	0	0	9	7	63.00	SF	6.00	6.00	100	1991	1991	3	20	76																																					
																	TOTAL OB/XF 5,066																																				
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	005500	A	TIMBER 2 PLA	0			0.00	0.00	14.00	AC		1.00	1.00	1.00	200.00	200.00	2,800																																				
2	005910	A	HARDWOOD LOW	0			0.00	0.00	13.10	AC		1.00	1.00	1.00	100.00	100.00	1,310																																				
REVIEW DATE 07/25/2022 BY MMLW Total Acres: 27.10 Total Land Value: 4,110 Market: 135,500 Agricultural: 4,110 Common: 0 PRINTED 04/29/2026 BY SYS																																																					