13-5S-2W P-1-37-M-53A
LYING IN SE 1/4 OF SEC 13
OR 46 P 366, 368

J & S COASTAL PROPERTIES LLC
608 SOUTH RIDE
TALLAHASSEE, FL 32303

2024

13-5S-02W-000-02780-037

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	1000	VACANT COMMERCIAL	
MAP NUM	4	MKT AREA	04
NEIGHBORHOOD/LOC	000	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

BOTTOMS RD, PANACEA

BLD DATE		LGL DATE	
XF DATE		LAND DATE	03/28/2019 MMSS
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	39,500
TOTAL MARKET VALUE	39,500
SOH/AGL Deduction	0
ASSESSED VALUE	39,500
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	39,500
TOTAL JUST VALUE	39,500
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	39,500

5 YR PRCL CK, N/C

5 YR PRCL CK N/C

5 YR PRCL CHECK - P/U PHYSICAL ADDRESS

N/C

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1295/0857	12/19/2022	WD	Q	I	05	215,000
GRANTOR: AQUA VITA LLC						
GRANTEE: J & S COASTAL PROPE						
0524/0257	2/12/2004	WD	Q	V	01	19,500
GRANTOR: LINDYS FRIED CHICKEN						
GRANTEE: AQUA VITA LLC						

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	001000	C	VAC COMMERCI	0		C3	160.00	400.00	158.00	FF		1.00	1.00	1.00	250.00	250.00	39,500							

REVIEW DATE 03/28/2019 BY MMSS Total Acres: 1.47 Total Land Value: 39,500 Market: 0 Agricultural: 0 Common: 39,500 PRINTED 07/01/2026 BY SYS