15-5S-3W P-2-M-21
A PARCEL OF LAND IN S 1/2
OF N 1/2 OF SEC 15

JOYNER RONNIE/SANDERS LUCY EDITH ETAL
305 ALLEN LAKE RD
SOPCHOPPY, FL 32358

2024

15-5S-03W-000-01067-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5900	TIMBERLAND MIXED	
MAP NUM	5	MKT AREA	02
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

TUCKER SPRINGS RD, SOPCHOPPY

BLD DATE	06/22/2011 HCMA	LGL DATE	10/18/2016 MMKT
XF DATE		LAND DATE	
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	1,132
TOTAL LAND VALUE - MARKET	117,200
TOTAL MARKET VALUE	7,976
SOH/AGL Deduction	0
ASSESSED VALUE	7,976
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	7,976
TOTAL JUST VALUE	118,332
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	1,249

5YR PRCL CK NC

2021 AG RENEWAL RECD

DC JOHN HENRY SANDERS OR 1163 P 665

COA PER WAK TCO

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1350/0350	3/08/2024	OD	U	V	30	0
GRANTOR: ESTATE OF JOHN HENRY						
GRANTEE: SANDERS LUCY EDITH						
0313/0022	11/13/1997	QC	U	V		100
GRANTOR: JOYNER RONNIE JOHN H						
GRANTEE:						

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
1	0620	WOOD UTL B	0	0	16	12	192.00	SF	6.00	6.00	100	2005	2005	3	24	276	
2	0620	WOOD UTL B	0	0	10	8	80.00	SF	6.00	6.00	100	2005	2005	3	24	115	
3	0940	OPEN SHED	0	0	10	8	80.00	SF	4.00	4.00	100	2012	2012	3	52	166	
4	0940	OPEN SHED	0	0	18	9	162.00	SF	4.00	4.00	100	2012	2012	3	52	337	
5	0940	OPEN SHED	0	0	12	8	96.00	SF	4.00	4.00	100	2014	2014	3	62	238	

LAND DESCRIPTION

TOTAL OB/XF 1,132

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	20.00	AC		1.00	1.00	1.00	325.00	325.00	6,500							
2	005996	A	AG WETLAND	0			0.00	0.00	3.44	AC		1.00	1.00	1.00	100.00	100.00	344							

REVIEW DATE 04/11/2021 BY GEJS Total Acres: 23.44 Total Land Value: 6,844 Market: 117,200 Agricultural: 6,844 Common: 0 PRINTED 06/17/2026 BY SYS