

JOSEPH LEE ESTATES  
 BLOCK B LOT 1  
 OR 37 P 117 & OR 71 P 286

MILLS DAVID CHANCE  
 3198 HWY 313  
 SYLVESTER, GA 31791

2024

23-5S-02W-056-02817-007

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	26	AL SIDING	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	04	PLYWOOD	100
Interior Floo	08	SHT VINYL	50
Interior Floo	10	LAMINATED	50
Heating Type	04	AIR DUCTED	100
Air Condition	02	WINDOW	100
Bedrooms		2	100
Bathrooms		1	100
Stories	1.	1.	100
Class	00	N/A	100
Units		0	100
Quality	01	MINIMUM	
DOR CODE	0200	MOBILE HOME	
MAP NUM	4	MKT AREA	04
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	720	100	1993
USP	160	50	2016
TOTALS	880		

MARKET ADJUSTMENTS																												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																	
0200	02	800	53.9000	37.73	30,184	1984	1984	0	0	60.00	40.00																	
1 MOBILE HOM 0% - 0 Heated Area: 720 HX Base Yr																												
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>04/16/2019</th> <th>MMAK</th> <th>LGL DATE</th> <th></th> </tr> <tr> <th>XF DATE</th> <th>04/16/2019</th> <th>MMAK</th> <th>LAND DATE</th> <th>04/16/2019</th> </tr> <tr> <th>INC DATE</th> <th></th> <th></th> <th>AG DATE</th> <th></th> </tr> </thead> </table>														BLD DATE	04/16/2019	MMAK	LGL DATE		XF DATE	04/16/2019	MMAK	LAND DATE	04/16/2019	INC DATE			AG DATE	
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WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				12,074	
TOTAL MARKET OB/XF VALUE				676	
TOTAL LAND VALUE - MARKET				5,000	
TOTAL MARKET VALUE				17,750	
SOH/AGL Deduction				4,185	
ASSESSED VALUE				13,565	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				13,565	
TOTAL JUST VALUE				17,750	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				14,997	
2024 TRIM RTS - CALLED OWNER TO GET UPDATED MAILIN					
COA PER NCOA REPORT					
5 YR PRCL CH, CORR TRAV					
CORR EYB					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1290/0261	8/24/2022	QC	U	I	11	100
GRANTOR: MILLS JULIE MARIE						
GRANTEE: MILLS DAVID CHANCE						
0803/0168	8/21/2009	WD	U	I	37	22,500
GRANTOR: GRINER SHELIA						
GRANTEE: MILLS DAVID CHANCE						

EXTRA FEATURES																
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	0700	PORT BLDG	0	0	12	8		96.00	8.00	100	2017	2017	3	88	676	
201 FISHING FOOL ST, PANACEA																

BUILDING NOTES			

BUILDING DIMENSIONS			
BAS=[YR=1993] W60 S12 E40 USP=[YR=2016] S8 E20 N8 W20 \$ E20 N12 \$.			

LAND DESCRIPTION										TOTAL OB/XF														
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	000201	C	MH	0			76.00	97.00	1.00	LT		1.00	1.00	1.00	5,000.00	5,000.00	5,000							