PANACEA PARK, BLOCK 4, LOT 14
& E 1/2 OF LOT 12
OR 39 P 750 OR 74 P 39

HOSEY RICHMOND
16672 SAWMILL RD W
LITTLE RIVER, AL 36550

2024

23-5S-02W-095-02839-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
MAP NUM	4	MKT AREA	04
NEIGHBORHOOD/LOC	95.00	1.15/	

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

SPRUCE AVE, PANACEA

BLD DATE		LGL DATE	04/18/2019 MMSS
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	0
TOTAL LAND VALUE - MARKET	10,200
TOTAL MARKET VALUE	10,200
SOH/AGL Deduction	3,600
ASSESSED VALUE	6,600
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	6,600
TOTAL JUST VALUE	10,200
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	6,000

AMEND CERTIFICATES.
TO CORRECT OWNER PER OR 1052 P261 , 10/24/17
COC R190129,130, & 131 FOR 2017, 2018, 2019
DC LLOYD P ALLEN SR OR 1052 P 257

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1056/0249	10/24/2017	CR	U	V	11	100
GRANTOR: ALLEN LLOYD P JR						
GRANTEE: HOSEY RICHMOND						
0927/0633	11/14/2013	QC	U	V	30	100
GRANTOR: ALLEN SYLVIA L						
GRANTEE: ALLEN LLOYD P SR						

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	000000	C	VAC RES	0			75.00	140.00	1.50	LT		1.00	1.00	1.00	6,800.00	6,800.00	10,200							

REVIEW DATE 04/18/2019 BY MMSS Total Acres: 0.24 Total Land Value: 10,200 Market: 0 Agricultural: 0 Common: 10,200 PRINTED 10/01/2025 BY SYS