

PANACEA PARK BLOCK 7
 LOT 48 OR 47 P 595
 OR 65 P 292 OR 594 P 712

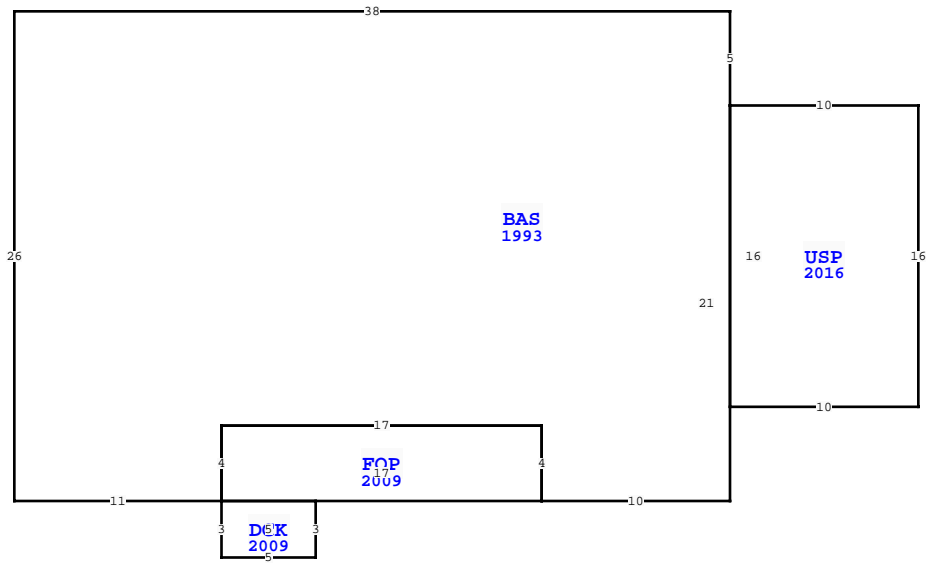
MORMON LORRAINE E
 39 WESTVIEW ST
 PANACEA, FL 32346

2024

23-5S-02W-095-02858-000

| ELEMENT | | BUILDING CHARACTERISTICS | | | |
|-----------|------------------|--------------------------|------|--------------|----------------------|
| CD | CONSTRUCTION | | | | |
| 01 | WOOD FRAME 100 | | | | |
| 02 | WOOD FRAME 100 | | | | |
| 04 | SINGLE SID 100 | | | | |
| 03 | GABLE/HIP 100 | | | | |
| 12 | MODULAR MT 100 | | | | |
| 05 | DRYWALL 100 | | | | |
| 09 | PINE WOOD 90 | | | | |
| 14 | CARPET 10 | | | | |
| 04 | AIR DUCTED 100 | | | | |
| 03 | CENTRAL 100 | | | | |
| | 2 100 | | | | |
| | 1 100 | | | | |
| | 0 100 | | | | |
| 1. | 1. 100 | | | | |
| | 0 100 | | | | |
| 03 | AVERAGE | | | | |
| 0100 | SINGLE FAMILY | | | | |
| 4 | MKT AREA | 04 | | | |
| 95.00 | 1.15/ | | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 920 | 100 | 1993 | 920 | 80,077 |
| DCK | 15 | 10 | 2009 | 2 | 174 |
| FOP | 68 | 30 | 2009 | 20 | 1,741 |
| USP | 160 | 40 | 2016 | 64 | 5,571 |
| TOTALS | 1,163 | | | 1,006 | 87,563 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|---|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|--|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | |
| 0100 | 01 | 1,006 | 102.8000 | 112.31 | 112,984 | 1976 | 2005 | 0 | 0 | 22.50 | 77.50 | | |
| 1 SINGLE FAM 100% - 2022 Heated Area: 920 HX Base Yr 2022 | | | | | | | | | | | | | |



| WAKULLA COUNTY PROPERTY | | | |
|--|-------------|-----------------|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 2 |
| VALUATION BY | | STANDARD | |
| Tax Group: 3 | | Tax Dist: | |
| BUILDING MARKET VALUE | | 89,983 | |
| TOTAL MARKET OB/XF VALUE | | 271 | |
| TOTAL LAND VALUE - MARKET | | 6,800 | |
| TOTAL MARKET VALUE | | 97,054 | |
| SOH/AGL Deduction | | 12,114 | |
| ASSESSED VALUE | | 84,940 | |
| TOTAL EXEMPTION VALUE | | HX HB SX 84,940 | |
| BASE TAXABLE VALUE | | 0 | |
| TOTAL JUST VALUE | | 97,054 | |
| NCON VALUE | | 0 | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | 82,492 | |
| COA PER NCOA REPORT | | | |
| 2021 HX & WX APPLIED | | WYNN | |
| PU BLDG 2 | | | |
| 5 YR PRCL CH, CHG RCVR & PU NEW TRAV BLDG 1, | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
| | | | |

| SALES DATA | | | | | | |
|----------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1218/0780 | 7/09/2021 | WD | Q | I | 01 | 100,000 |
| GRANTOR: WYNN GEORGE A | | | | | | |
| GRANTEE: MORMON LORRAINE E | | | | | | |
| 1166/0277 | 8/21/2020 | QC | U | I | 30 | 14,000 |
| GRANTOR: HILL S RANDY | | | | | | |
| GRANTEE: WYNN GEORGE A | | | | | | |

| 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 | 100 | 12 | 8 | | 96.00 | 8.00 | 100 | 1980 | 1980 | 3 | 20 | 154 | |
| 2 | 0700 | PORT BLDG | 0 | 100 | 10 | 6 | | 60.00 | 8.00 | 100 | 1980 | 1980 | 3 | 20 | 96 | |
| 3 | 0080 | 4' CHAINLI | 0 | 100 | 0 | 0 | | 8.00 | 13.00 | 100 | 2000 | 2000 | 3 | 20 | 21 | |

| BLD DATE | | 04/17/2019 | MMAK | LGL DATE | |
|----------|--|------------|------|-----------|-----------------|
| XF DATE | | 04/17/2019 | MMAK | LAND DATE | 04/17/2019 MMAK |
| INC DATE | | | | AG DATE | |

| BUILDING NOTES | |
|--|--|
| | |
| BUILDING DIMENSIONS | |
| BAS=[YR=1993] W38 S26 E11 FOP=[YR=2009] E17 N4 W17 S4\$ DCK=[YR=2009] S3 E5 N3 W5\$ N4 E17 S4 E10 N21 USP=[YR=2016] S16 E10 N16 W10\$ N5\$. | |

| 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 | 000100 | C | SFR | 100 | | | 51.00 | 140.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 6,800.00 | 6,800.00 | 6,800 | | | | | | | |

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 LOT 48 OR 47 P 595
 OR 65 P 292 OR 594 P 712

MORMON LORRAINE E
 39 WESTVIEW ST
 PANACEA, FL 32346

2024

23-5S-02W-095-02858-000

| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|---------------|-------|
| ELEMENT | CD | | |
| Foundation | 02 | CONCR SLAB | 100 |
| Frame | 05 | STEEL | 100 |
| Exterior Wall | 27 | PREFIN MTL | 100 |
| Roof Structur | 03 | GABLE/HIP | 100 |
| Roof Cover | 13 | GALVALUM | 100 |
| Interior Wall | 07 | NONE | 100 |
| Interior Floo | 03 | CONC FINSH | 100 |
| Heating Type | 01 | NONE | 100 |
| Air Condition | 01 | NONE | 100 |
| Story Height | | 0 | 100 |
| Stories | 1. | 1. | 100 |
| Units | | 0 | 100 |
| Quality | 08 | FAIR | |
| DOR CODE | 0100 | SINGLE FAMILY | |
| MAP NUM | 4 | MKT AREA | 04 |
| NEIGHBORHOOD/LOC | 95.00 | 1.15/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| UWS | 380 | 25 | 2018 |
| TOTALS | 380 | | 95 |
| TOTALS | | | 2,420 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|--|------------|-----------|-------------|----------------|----------------|-----|-----|------|------|------|--------|----------------|-----------------|----------|------------|------|----------|--|---------|------------|------|-----------|------------|----------|--|--|---------|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | | | | | | | | | | | | | | | | |
| 2 | WKSHP/BARN | 100% | - 2022 | | | | | | | | | Heated Area: 0 | HX Base Yr 2022 | | | | | | | | | | | | | | | |
| <table border="1" style="width: 100%; height: 300px;"> <tr> <td style="width: 20%;"></td> <td style="width: 20%;"></td> <td style="width: 20%;"></td> <td style="width: 20%;"></td> <td style="width: 20%;"></td> <td style="width: 20%;"></td> <td style="width: 20%;"></td> <td style="width: 20%;"></td> <td style="width: 20%;"></td> <td style="width: 20%;"></td> <td style="width: 20%;"></td> <td style="width: 20%;"></td> <td style="width: 20%;"></td> <td style="width: 20%;"></td> </tr> </table> | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | | | | | |
| <table border="1" style="width: 100%;"> <tr> <td>BLD DATE</td> <td>04/17/2019</td> <td>MMAK</td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td>04/17/2019</td> <td>MMAK</td> <td>LAND DATE</td> <td>04/17/2019</td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> </tr> </table> | | | | | | | | | | | | | | BLD DATE | 04/17/2019 | MMAK | LGL DATE | | XF DATE | 04/17/2019 | MMAK | LAND DATE | 04/17/2019 | INC DATE | | | AG DATE | |
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| WAKULLA COUNTY PROPERTY | | | | PAGE 2 of 2 | 3 | |
|---|-------------|-----------|--------|-----------------|--------|------------|
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| NCON VALUE | | | | 0 | | |
| INCOME VALUE | | | | | | |
| PREVIOUS YEAR MKT VALUE | | | | 82,492 | | |
| PU CORR TRAV, PU XFOB LN 3 | | | | | | |
| 5 YR PRCL CH, PU FNDN & FRME,CHG FLOOR & QUAL | | | | | | |
| COC#R130030 TO CORR QUAL 2013 & CHG FOR 2014 | | | | | | |
| CORR. SITUS ADD. ROAD NAME | | | | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED | | | |
| SALES DATA | | | | | | |
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
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| GRANTEE: WYNN GEORGE A | | | | | | |
| BUILDING NOTES | | | | | | |
| BUILDING DIMENSIONS | | | | | | |
| UWS=[YR=2018] W19 S20 E19 N20\$. | | | | | | |

| 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 |
| 39 WESTVIEW ST, PANACEA | | | | | | | | | | | | | | | | |
| TOTAL OB/XF 0 | | | | | | | | | | | | | | | | |

| LAND DESCRIPTION | | | | | | | | | | | | | | TOTAL OB/XF | | | | | | | | | | | |
|------------------|----------|-----|----------------------|-----|-----|----------|-------|-------|-------------|-----------|-----|-----------|--------|-------------|------------|----------------|------------|-----------------------------|------|---------|------|-----|----|--------|--|
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| | | | | | | | | | | | | | | | | | | | | | | | | | |