

PANACEA PARK BLOCK 9
 LOT 82 OR 89 P 389
 OR 90 P 772 OR 259 P 770

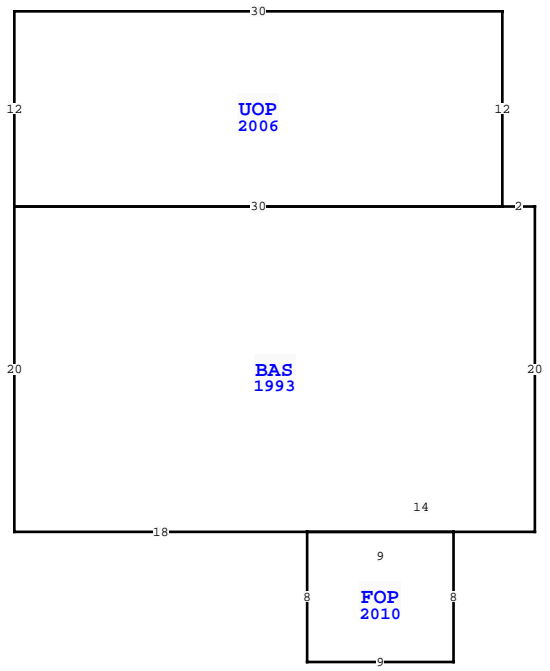
LEACH RICHARD
 3560 LOWER HARTLEY BRIDGE RD
 BYRON, GA 31008

2024

23-5S-02W-095-02877-082

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
01	WOOD FRAME 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
11	CLAY TILE 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	2 100				
	1 100				
	0 100				
1.	1. 100				
	0 100				
02	BELOW 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	640	100	1993	640	46,550
FOP	72	30	2010	22	1,600
UOP	360	20	2006	72	5,237
TOTALS	1,072			734	53,388

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	734	102.4250	111.90	82,135	1982	1988		0	0	35.00	65.00	
1 SINGLE FAM 0% - 0 Heated Area: 640 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			53,388
TOTAL MARKET OB/XF VALUE			1,262
TOTAL LAND VALUE - MARKET			6,800
TOTAL MARKET VALUE			61,450
SOH/AGL Deduction			3,465
ASSESSED VALUE			57,985
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			57,985
TOTAL JUST VALUE			61,450
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			52,714
5 YR PRCL CH, CHG DIMEN XFOB LN 2			
5 YR PRCL CH, PU FNDN & FRME, CORR TRAV			
5 YR PRCL CH, PU XFOB LN 4 & 5			
5 YR PRCL CH, DELETE RV, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2006380	REMODEL, SIDING-CO	0	02/28/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1024/0805	2/03/2017	QC	U	I	11	100
GRANTOR: LEACH KAREN						
GRANTEE: LEACH RICHARD						
0624/0680	11/01/2005	WD	Q	I	01	21,000
GRANTOR: FEDERAL HOME LOAN MOR						
GRANTEE: LEACH RICHARD & KAR						

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	0211	CONCRETE W	0	0	15	5	75.00	SF	6.00	6.00	100	2006	2006	3	27	122	
2	0955	PRIVACY FE	0	0	0	0	72.00	LF	15.00	15.00	100	1996	1996	3	0	0	
3	0955	PRIVACY FE	0	0	0	0	80.00	LF	15.00	15.00	100	2006	2006	3	30	360	
4	0090	CHAINLINK	0	0	0	0	30.00	LF	12.00	12.00	100	2007	2007	3	30	108	
5	0955	PRIVACY FE	0	0	0	0	112.00	LF	15.00	15.00	100	2007	2007	3	40	672	

BUILDING NOTES			
BUILDING DIMENSIONS			
UOP=[YR=2006] W30 S12 E30 BAS=[YR=1993] W30 S20 E18			
FOP=[YR=2010] S8 E9 N8 W9\$ E14 N20 W2\$ 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	000100	C	SFR	0			53.00	140.00	1.00	LT		1.00	1.00	1.00	6,800.00	6,800.00	6,800							