

PANACEA PARK BLOCK J  
 LOTS 6 & 7 OR 30 P 790  
 OR 40 P 233 OR 135 P 501

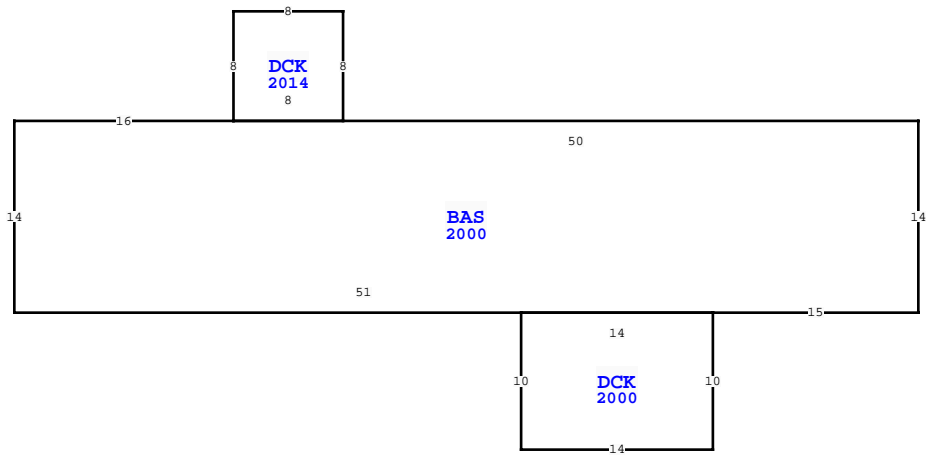
MCBRIDE PATRICIA JOYCE  
 65 BECTON STREET  
 PANACEA, FL 32346

**2024**

23-5S-02W-095-02939-000

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
01	WOOD FRAME 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
13	GALVALUM 100				
04	PLYWOOD 100				
08	SHT VINYL 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	3 100				
	2 100				
0	0 100				
00	N/A 100				
	0 100				
08	FAIR				
0200	MOBILE HOME				
4	MKT AREA		04		
95.00	1.15/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100	2000	924	40,306
DCK	140	10	2000	14	611
DCK	64	10	2014	6	262
TOTALS	1,128			944	41,178

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HOM	100% - 2022		80.78	76,256	1997	1997	0	0	46.00	54.00
Heated Area: 924 HX Base Yr 2022											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		41,178	
TOTAL MARKET OB/XF VALUE		691	
TOTAL LAND VALUE - MARKET		13,600	
TOTAL MARKET VALUE		55,469	
SOH/AGL Deduction		16,801	
ASSESSED VALUE		38,668	
TOTAL EXEMPTION VALUE		30,000	
BASE TAXABLE VALUE		8,668	
TOTAL JUST VALUE		55,469	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		37,542	
MM 5 YR CK, CH XFOB CODE, PU XFOB.			
DC EDITH ARLENE FRANZEN OR 1139 P 740			
XFOB LN 2, CHG RCVR TO GALV			
5 YR PRCL CK, PU DCK 2014 IN NEW TRVS, DEM			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2014527	RE-ROOF	0	06/25/2014
021246	N/A	0	08/02/1996
021235	N/A	0	07/29/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1208/0818	4/20/2021	WD Q	Q	I	01	45,000
GRANTOR: FRANZEN RICHARD D						
GRANTEE: MCBRIDE PATRICIA JO						
1196/0424	2/25/2021	PR U	U	I	19	100
GRANTOR: RICHARD D FRAZEN PERS						
GRANTEE: FRANZEN RICHARD D						

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	0525	UTL BLD <1	0	100	12	12			0.00	100	2002	2002	3	20	0	
2	0210	CONCRETE D	0	100	20	8			6.00	100	2016	2016	3	72	691	

BLD DATE		12/11/2018	MMSS	LGL DATE	
XF DATE	12/11/2018	MMSS	LAND DATE	12/11/2018	MMSS
INC DATE			AG DATE		

BUILDING NOTES	
BUILDING DIMENSIONS	
BAS=[YR=2000] W50 DCK=[YR=2014] E8 N8 W8 S8\$ W16 S14 E51	
DCK=[YR=2000] W14 S10 E14 N10\$ E15 N14\$.	

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	DPHT 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	100			50.00	147.00	1.00	LT		1.00	1.00	1.00	6,800.00	6,800.00	6,800							
2	000000	C	VAC RES	100			51.00	147.00	1.00	LT		1.00	1.00	1.00	6,800.00	6,800.00	6,800							