

PANACEA PARK
BLOCK L LOTS 1 2 & 3
OR 73 P 781 & OR 98 P 60

RUITER VERNITA C
505 BONNIE BRAE AVE SE
WARREN, OH 44484

2024

23-5S-02W-095-02950-000



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	13	PREFAB PNL	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	13	GALVALUM	100
Interior Wall	05	DRYWALL	100
Interior Floo	08	SHT VINYL	50
Interior Floo	14	CARPET	50
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		4	100
Bathrooms		2	100
Stories	1.	1.	100
Class	00	N/A	100
Units		0	100
Quality	02	BELOW AVERAGE	
DOR CODE	0200	MOBILE HOME	
MAP NUM	4	MKT AREA	04
NEIGHBORHOOD/LOC	95.00	1.15/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,876	100	1993
DCK	48	10	2004
DCK	128	10	2004
DCK	169	10	2004
USP	280	50	1994
TOTALS	2,501		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MOBILE HOM	0%	- 0		145,949	1986	1986	0	0	60.00	40.00		
Heated Area: 1876 HX Base Yr													
83 CHEHAW ST, PANACEA													
BLD DATE		12/12/2018		MMLC		LGL DATE				12/12/2018		MMLC	
XF DATE		07/18/2013		MMSR		LAND DATE							
INC DATE						AG DATE							

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				58,380		
TOTAL MARKET OB/XF VALUE				2,104		
TOTAL LAND VALUE - MARKET				20,400		
TOTAL MARKET VALUE				80,884		
SOH/AGL Deduction				35,343		
ASSESSED VALUE				45,541		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				45,541		
TOTAL JUST VALUE				80,884		
NCON VALUE				0		
INCOME VALUE				0		
PREVIOUS YEAR MKT VALUE				55,911		
2024 TRIM RTS; TEMP AWAY						
COA PER NCOA REPORT						
MM 5 YR CK,						
5 YR PRCL CK, DELE XFOB LN 5						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
21000217	ELEC-CC	0	03/03/2021			
20000323	WINDOWS-CO	0	07/24/2020			
2012587	MECH	0	09/04/2012			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1120/0371	8/07/2019	WD	Q	I	01	56,000
GRANTOR: YOUNGBLOOD MARY E						
GRANTEE: RUITER VERNITA C						
1061/0031	1/23/2018	QC	U	I	11	100
GRANTOR: DEARING ZELMA E						
GRANTEE: YOUNGBLOOD MARY E						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1993] W55 DCK=[YR=2004] E13 N13 W13 S13\$ W12 S28E67						
DCK=[YR=2004] W16 S8 USP=[YR=1994] N8 W35 S8 DCK=[YR=2004] N8 W6 S8 E6\$ E35\$ E16 N8\$ N28\$.						

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	0130	FIRE PLACE	0	0	0	0	1.00	UT	1,300.00	1,300.00	100	1986	1986	3	40	520	
2	0210	CONCRETE D	0	0	22	19	418.00	SF	6.00	6.00	100	2003	2003	3	21	527	
3	0211	CONCRETE W	0	0	31	4	124.00	SF	6.00	6.00	100	2004	2004	3	23	171	
4	0700	PORT BLDG	0	0	12	8	96.00	SF	8.00	8.00	100	2011	2011	3	76	584	
5	0211	CONCRETE W	0	0	0	0	252.00	SF	6.00	6.00	100	1994	1994	3	20	302	
TOTAL OB/XF														2,104			

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	0			51.00	151.00	1.00	LT		1.00	1.00	1.00	6,800.00	6,800.00	6,800							
2	000201	C	MH	0			50.00	151.00	2.00	LT		1.00	1.00	1.00	6,800.00	6,800.00	13,600							