TWIN LAKES ESTATES UNIT 1
BLOCK A LOT 15 OR 46 P 601
OR 95 P 384 OR 136 P 761

MILAM MICHAEL/MILAM LINDSAY ETAL
1693 MAGNOLIA RD
THOMASVILLE, GA 31792

2024

23-5S-02W-123-02816-015

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
MAP NUM	4	MKT AREA	04
NEIGHBORHOOD/LOC	000	1.00/	

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

JER-BE-LOU BLVD, PANACEA

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/04/2019 MMAK
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	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	25,000
TOTAL MARKET VALUE	25,000
SOH/AGL Deduction	11,250
ASSESSED VALUE	13,750
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	13,750
TOTAL JUST VALUE	25,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	12,500

5 YR PRCL CH, N/C

COA UPDATED CITY AND ZIP

COA PER USPS FORM 3547

5 YR PRCL CHECK - N/C

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1227/0520	8/11/2021	CD	U	V	11	20,000
GRANTOR: PIERCE THOMAS B & SUS						
GRANTEE: MILAM MICHAEL & LIN						
1224/0572	8/11/2021	WD	Q	V	01	20,000
GRANTOR: PIERCE THOMAS B & SUS						
GRANTEE: MILAM MCHAEL & LIND						

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	000700	C	MISC RES	0		RSU1	275.00	325.00	2.00	UT		1.00	1.00	1.25	10,000.00	12,500.00	25,000							

REVIEW DATE 04/04/2019 BY MMAK Total Acres: 2.05 Total Land Value: 25,000 Market: 0 Agricultural: 0 Common: 25,000 PRINTED 06/24/2026 BY SYS