



BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										WAKULLA COUNTY PROPERTY											
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY									
																						VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 37,000 TOTAL MARKET VALUE 37,000 SOH/AGL Deduction 23,250 ASSESSED VALUE 13,750 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 13,750 TOTAL JUST VALUE 37,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 12,500 2024 TRIM RTS - TEMP AWAY 5YR PRCL CK NC COC R210154 ADJUST LAND VALUE # OF LOTS FOR PARCEL. OR 1196 P 346 PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1352/0188 3/24/2024 WD U V 30 0 GRANTOR: FLYNN DANN O & LINDA GRANTEE: DANN AND DIANNE FLY 1245/0827 3/08/2021 CD U V 11 100 GRANTOR: BYRD GEORGE MICHAEL & GRANTEE: FLYNN DANN O & LIND BUILDING NOTES BUILDING DIMENSIONS									
DOR CODE		0000 VACANT RESIDENTIAL																													
MAP NUM		5		MKT AREA						02																					
NEIGHBORHOOD/LOC		000		1.00/																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																										
TOTALS										SOPCHOPPY HWY, SOPCHOPPY										BLD DATE		LGL DATE		09/27/2016		MMKT					
EXTRA FEATURES																				XF DATE		LAND DATE									
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															
LAND DESCRIPTION										TOTAL OB/XF										0											
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV							
1	000000	C	VAC RES	0			512.00	110.00	5.00	LT		1.00	1.00	1.00	7,400.00	7,400.00	37,000														
REVIEW DATE 04/11/2021 BY GEJS Total Acres: 1.29 Total Land Value: 37,000 Market: 0 Agricultural: 0 Common: 37,000 PRINTED 06/17/2026 BY SYS																															