P-6-19-M-53D 1.12 AC M/L IN
THE NE CORNER OF THE SW 1/4
OF THE SW 1/4 OF SECT 24

PANACEA PROPERTIES LLC
300 S DUVAL ST UNIT 2101
TALLAHASSEE, FL 32301

2024

24-5S-02W-000-02973-019

WAKULLA COUNTY PROPERTY

BUILDING CHARACTERISTICS

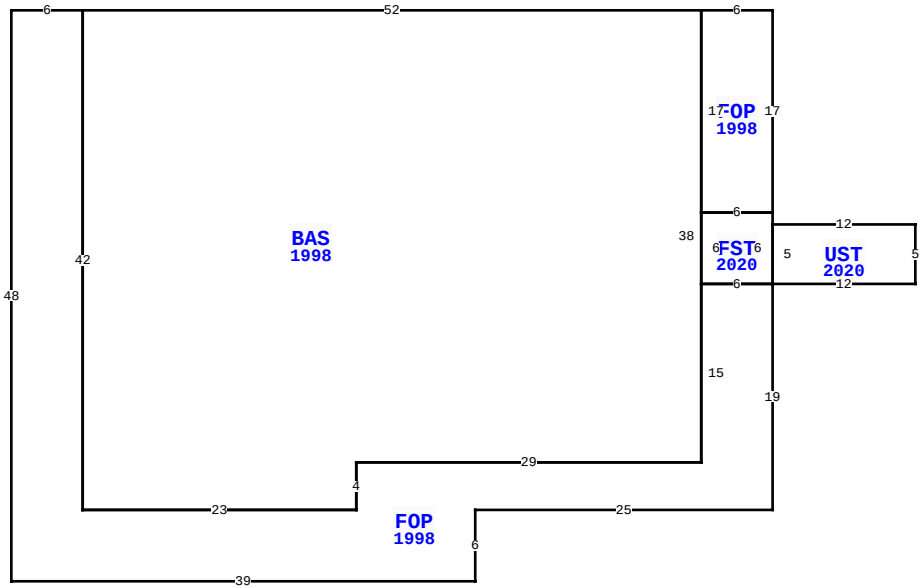
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	03	MASONRY 100
Exterior Wall	17	CB STUCCO 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	VYL PLANK 100
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Fixtures		13 100
Story Height		0 100
RMS		10 100
Stories	1.	1. 100
Class	00	N/A 100
Units		0 100
Quality	03	AVERAGE
DOR CODE	1915	DENTAL OFFICE
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
BAS	2,068	100	1998	2,068	247,339
FOP	102	30	1998	31	3,708
FOP	716	30	1998	215	25,714
FST	36	45	2020	16	1,913
UST	60	40	2020	24	2,871
TOTALS	2,982			2,354	281,546

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
1915	04	2,354	104.9160	209.83	493,940	1998	1998	0	0	0	43.00	57.00

1 DENT OFFIC 0% - 0 Heated Area: 2068 HX Base Yr



9 ALISON AVE, PANACEA

BLD DATE	12/17/2018	MMTP	LGL DATE	
XF DATE	12/17/2018	MMTP	LAND DATE	12/17/2018 MMTP
INC DATE			AG DATE	

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
1	0250	ASPHALT AV	0	0	0	0	12,459.00	SF	2.00	2.00	100	1998	1998	3	20	4,984	
2	0211	CONCRETE W	0	0	240	4	960.00	SF	6.00	6.00	100	1998	1998	3	20	1,152	
3	0250	ASPHALT AV	0	0	0	0	126.00	SF	2.00	2.00	100	2004	2004	3	23	58	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	281,546
TOTAL MARKET OB/XF VALUE	6,194
TOTAL LAND VALUE - MARKET	61,875
TOTAL MARKET VALUE	349,615
SOH/AGL Deduction	81,337
ASSESSED VALUE	268,278
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	268,278
TOTAL JUST VALUE	349,615
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	364,312

NEW TRV.
MM 5 YR CK, PU BTHS, CORR RCVR, CH FLR, PU
5 YR PRCL CH, N/C
5 YR PRCL CH, PU FNDN, CHG FLOOR

PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB24-000501	HVAC CHANGE OUT-C		07/12/2024
31248	INST/LIGHT	0	01/23/2004
023026	N/A	0	12/15/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1168/0672	9/10/2020	WD	Q	I	01	255,000

GRANTOR: TURK AQUILLA S & SHAW
GRANTEE: PANACEA PROPERTIES

0554/0470	8/25/2004	WD	U	I		100

GRANTOR: TURK
GRANTEE: TURK

BUILDING NOTES

BUILDING DIMENSIONS

FOP=[YR=1998] W6 S17 E6 FST=[YR=2020] W6 S6 E6 UST=[YR=2020] E12 N5 W12 S5$ FOP=[YR=1998] W6 S15 W29 S4 W23 N42 BAS=[YR=1998] S42 E23 N4 E29 N38 W52 $ W6 S48 E39 N6 E25 N19$ N6$ N17$.

LAND DESCRIPTION

TOTAL OB/XF 6,194

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	001910	C	MEDIC OFF	0		C2	0.00	0.00	165.00	FF		1.00	1.00	1.00	375.00	375.00	61,875							

REVIEW DATE 10/03/2022 BY MMLA Total Acres: 1.12 Total Land Value: 61,875 Market: 0 Agricultural: 0 Common: 61,875 PRINTED 06/03/2026 BY SYS