

PANACEA NORTH
 BLOCK B NORTH LOT 8
 DB 32 P 227 & DB 35 P 106

CASSON BILL/CASSON RENEE
 1842 MILL CREEK PIKE
 LAWRENCEBURG, KY 40342

2024

24-5S-02W-058-03032-000



| 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 17,875 TOTAL MARKET VALUE 17,875 SOH/AGL Deduction 0 ASSESSED VALUE 17,875 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 17,875 TOTAL JUST VALUE 17,875 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 17,875 MM 2022 5 YR CK NC 5 YR PRCL CK, N/C 5 YR PRCL CK N/C LAND REVAL PER 2010 SALES STUDY (JB/HC) PERMIT NUM DESCRIPTION AMT ISSUED 2012295 TEMP TENT 0 05/14/2012 027761 RENOVATE 0 05/09/2001 SALES DATA OFF RECORD TYPE Q V RSN SALE Number DATE INST U I / CD PRICE 0808/0222 10/23/2009 QC U V 11 100 GRANTOR: CASSON ROBERT & LINDA GRANTEE: CASSON BILL & RENEE 0491/0836 6/20/2003 WD Q V 60,000 GRANTOR: FROHOCK ROBERT B JR GRANTEE: CASSON ROBERT & LIN BUILDING NOTES BUILDING DIMENSIONS | | | | | | | | | | | | |
| DOR CODE | | | 1000 VACANT COMMERCIAL | | | TOTALS | | | | | | | | | | BLD DATE XF DATE INC DATE LGL DATE LAND DATE AG DATE 11/29/2018 MMSS | | | | | | | | | | | |
| MAP NUM | | | 4 MKT AREA 04 | | | EXTRA FEATURES | | | | | | | | | | 1375 COASTAL HWY, PANACEA | | | | | | | | | | | |
| NEIGHBORHOOD/LOC | | | 58.00 1.00/ | | | 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 | | | | | | | | | | | | | | | | | | | | | |
| AREA TYPE | | | TOTAL GROSS AREA | | | PCT OF BASE | | | YEAR | | | TOT ADJ AREA | | | SUBAREA MARKET VALUE | | | | | | | | | | | | |

| 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 | DPTH FACT | % COND | TOT ADJ | UNIT PRICE | ADJ UNIT PRICE | LAND VALUE | OTHER ADJUSTMENTS AND NOTES | YEAR | DENSITY | DECL | FRZ | YR | CONSRV |
| 1 | 001000 | C | VAC COMMERCI | 0 | | | 65.00 | 165.00 | 65.00 | FF | | 1.00 | 1.00 | 1.00 | 275.00 | 275.00 | 17,875 | | | | | | | |