

25-5S-2W A PARCEL OF LAND  
 CONT 1.75 AC  
 OR 688 P 448 OR 1150 P 148

PHILLIPS DONALD F ET AL/PHILLIPS KAROU ETAL  
 1041 BROWNING DR  
 TALLAHASSEE, FL 32308

2024

25-5S-02W-000-03236-001



| 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<br>Tax Group: 3 Tax Dist:<br>BUILDING MARKET VALUE 0<br>TOTAL MARKET OB/XF VALUE 0<br>TOTAL LAND VALUE - MARKET 10,000<br>TOTAL MARKET VALUE 10,000<br>SOH/AGL Deduction 0<br>ASSESSED VALUE 10,000<br>TOTAL EXEMPTION VALUE 0<br>BASE TAXABLE VALUE 10,000<br>TOTAL JUST VALUE 10,000<br>NCON VALUE 0<br>INCOME VALUE<br>PREVIOUS YEAR MKT VALUE 75,000   |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
|  |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      | 2024 TRIM RTS - UTF<br>2023 TRIM RETURNED UTF<br>NO OWNERSHIP CHANGE. SEE SALE NOTES<br>5 YR PRCL CK, N/C  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
|  |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      | <table border="1"> <thead> <tr> <th>PERMIT NUM</th> <th>DESCRIPTION</th> <th>AMT</th> <th>ISSUED</th> </tr> </thead> <tbody> <tr><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td></tr> </tbody> </table>   |        |                   |    |        |  |  |  |  |  | PERMIT NUM | DESCRIPTION | AMT      | ISSUED   |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
| PERMIT NUM   | DESCRIPTION | AMT          | ISSUED               |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
|  |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
|  |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
|  |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
|  |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
|  |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
|  |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      | <table border="1"> <thead> <tr> <th colspan="10">SALES DATA</th> </tr> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q U</th> <th>V I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1341/0127</td> <td>12/19/2023</td> <td>CT U</td> <td>V</td> <td>V</td> <td>11</td> <td>100</td> </tr> <tr> <td colspan="7">GRANTOR: PHILLIPS DONALD F, PH</td> </tr> <tr> <td colspan="7">GRANTEE: PHILLIPS DONALD F</td> </tr> <tr> <td>1323/0882</td> <td>7/27/2023</td> <td>CT U</td> <td>V</td> <td>V</td> <td>11</td> <td>10,100</td> </tr> <tr> <td colspan="7">GRANTOR: WAKULLA COUNTY CLERK</td> </tr> <tr> <td colspan="7">GRANTEE: PHILLIPS DONALD F,</td> </tr> </tbody> </table> |        |                   |    |        |  |  |  |  |  | SALES DATA |             |          |          |           |         |            |  |  |            | OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE | 1341/0127 | 12/19/2023 | CT U | V | V | 11 | 100 | GRANTOR: PHILLIPS DONALD F, PH |  |  |  |  |  |  | GRANTEE: PHILLIPS DONALD F |  |  |  |  |  |  | 1323/0882 | 7/27/2023 | CT U | V | V | 11 | 10,100 | GRANTOR: WAKULLA COUNTY CLERK |  |  |  |  |  |  | GRANTEE: PHILLIPS DONALD F, |  |  |  |  |  |  |
| SALES DATA   |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
| OFF RECORD Number  | DATE        | TYPE INST    | Q U                  | V I       | RSN CD  | SALE PRICE |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
| 1341/0127  | 12/19/2023  | CT U         | V                    | V         | 11      | 100        |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
| GRANTOR: PHILLIPS DONALD F, PH   |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
| GRANTEE: PHILLIPS DONALD F   |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
| 1323/0882  | 7/27/2023   | CT U         | V                    | V         | 11      | 10,100     |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
| GRANTOR: WAKULLA COUNTY CLERK  |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
| GRANTEE: PHILLIPS DONALD F,  |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
| TOTALS   |             |              |                      |           |         |            |       |       |                | CHICKASAW ST, PANACEA |         |             |             |                |                 |                |                     |                             |      | <table border="1"> <thead> <tr> <th>BLD DATE</th> <th>XF DATE</th> <th>INC DATE</th> <th>LGL DATE</th> <th>LAND DATE</th> <th>AG DATE</th> </tr> </thead> <tbody> <tr> <td>06/18/2008</td> <td></td> <td></td> <td>01/18/2019</td> <td></td> <td></td> </tr> </tbody> </table>   |        |                   |    |        |  |  |  |  |  | BLD DATE   | XF DATE     | INC DATE | LGL DATE | LAND DATE | AG DATE | 06/18/2008 |  |  | 01/18/2019 |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
| BLD DATE   | XF DATE     | INC DATE     | LGL DATE             | LAND DATE | AG DATE |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
| 06/18/2008   |             |              | 01/18/2019           |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
| 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          |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
|  |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                | BUILDING NOTES      |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
|  |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                | BUILDING DIMENSIONS |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
|  |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                | TOTAL OB/XF 0       |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
| 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  | 009635      | C            | CONSERVATION         | 0         |         | P2         | 0.00  | 0.00  | 1.00           | UT                    |         | 1.00        | 1.00        | 1.00           | 10,000.00       | 10,000.00      | 10,000              |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |
| REVIEW DATE 01/18/2019 BY MMSS Total Acres: 1.75 Total Land Value: 10,000 Market: 0 Agricultural: 0 Common: 10,000 PRINTED 04/01/2026 BY SYS |             |              |                      |           |         |            |       |       |                |                       |         |             |             |                |                 |                |                     |                             |      |  |        |                   |    |        |  |  |  |  |  |            |             |          |          |           |         |            |  |  |            |                   |      |           |     |     |        |            |           |            |      |   |   |    |     |                                |  |  |  |  |  |  |                            |  |  |  |  |  |  |           |           |      |   |   |    |        |                               |  |  |  |  |  |  |                             |  |  |  |  |  |  |