

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR	SLAB 100
Frame	05	STEEL	100
Exterior Wall	27	PREFIN	MTL 100
Roof Structur	03	GABLE/HIP	100
Roof Cover	13	GALVALUM	100
Interior Wall	07	NONE	100
Interior Floo	03	CONC	FINSH 60
Interior Floo	01	NONE	40
Heating Type	01	NONE	100
Air Condition	01	NONE	100
Story Height			40 100
RMS			1 100
Stories	1.		1. 100
Class	00	N/A	100
Units			0 100
Quality	03	AVERAGE	
DOR CODE	2050	MARINA OPS	
MAP NUM	4	MKT AREA	04
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	13,125	100	2016
TOTALS	13,125		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	BOAT STORA	0%	- 0									Heated Area: 13125 HX Base Yr	
TOTALS												13,125	3,322,914

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VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				1,322,914	
TOTAL MARKET OB/XF VALUE				2,571	
TOTAL LAND VALUE - MARKET				12,000	
TOTAL MARKET VALUE				1,337,485	
SOH/AGL Deduction				1,077,333	
ASSESSED VALUE				260,152	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				260,152	
TOTAL JUST VALUE				1,337,485	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				1,351,419	
MM 5 YR CK, CHG EXW					
5 YR PRCL CH, N/C					
PU XFOB LN 1-2, CHG PRCL & LAND CODE					
5 YR PRCL CH, PU BLDG (DRY DOCK/ BOAT SHED)					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
16000039	COMM - COC	0	02/23/2016		
SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / V / I /	RSN CD	SALE PRICE
0853/0418	5/27/2011	WD U	V	12	1,035,800
GRANTOR: WAKULLA BANK / FDIC					
GRANTEE: ROCK LANDING MARINA					
0834/0402	8/18/2010	WD U	V	12	1,300,000
GRANTOR: NICHOLS J DONALD & PA					
GRANTEE: WAKULLA BANK					
BUILDING NOTES					
BUILDING DIMENSIONS					
BAS=[YR=2016] W105 S125 E105 N125\$.					

EXTRA FEATURES														ROCK LANDING RD, PANACEA			
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	
1	0210	CONCRETE D	0	0	30	18			6.00	100	2016	2016	3	72	2,333		
2	0211	CONCRETE W	0	0	11	5			6.00	100	2016	2016	3	72	238		
TOTAL OB/XF 2,571																	

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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	002050	C	MARINA OPS	0		C3	0.00	0.00	1.00	LT		1.00	1.00	1.00	12,000.00	12,000.00	12,000							