AQUA DE VIDA BLK A LOTS 23-26
OR 33 P 94 OR 192 P 437
OR 303 P 690 OR 317 P 860

PANACEA RV PARK LLC
3108 LIVINGSTON RD
TALLAHASSEE, FL 32303

2024

25-5S-02W-046-03301-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	1000	VACANT COMMERCIAL	
MAP NUM	4	MKT AREA	04
NEIGHBORHOOD/LOC	46.00	1.25/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

COASTAL HWY, PANACEA

BLD DATE	01/30/2019 MMSS	LGL DATE	01/30/2019 MMSS
XF DATE		LAND DATE	
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	12,000
TOTAL MARKET VALUE	12,000
SOH/AGL Deduction	0
ASSESSED VALUE	12,000
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	12,000
TOTAL JUST VALUE	12,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	12,000

5 YR PRCL CK, N/C

5 YR PRCL CK, N/C

CHG FROM LT TO FF FOR CONSISTENCY TO ROLL

LAND REVAL PER 2010 SALES STUDY (JB/HC)

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0863/0625	10/06/2011	QC	U	V	11	100
GRANTOR: DALLAS MARSHALL AS TR						
GRANTEE: PANACEA RV PARK LLC						
0863/0619	9/30/2011	QC	U	V	11	13,500
GRANTOR: WAKULLA BANK						
GRANTEE: DALLAS MARSHALL AS						

BUILDING NOTES

BUILDING DIMENSIONS

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

LAND DESCRIPTION

TOTAL OB/XF 0

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	001020	C	COMM HWY	0			100.00	100.00	2.00	LT		1.00	1.00	1.00	6,000.00	6,000.00	12,000							

REVIEW DATE 01/30/2019 BY MMSS Total Acres: 0.23 Total Land Value: 12,000 Market: 0 Agricultural: 0 Common: 12,000 PRINTED 04/01/2026 BY SYS