

AQUA DE VIDA BLOCK E  
 LOTS 2 & 3 OR 46 P 124  
 OR 62 P 409 OR 249 P 326

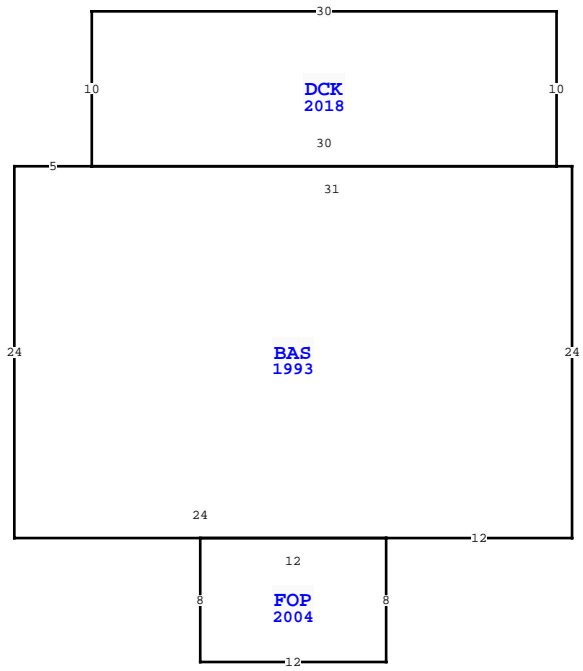
CARR DIANE MARIE TRUSTEE/THE DIANE MARIE CARR TRUS  
 987 RIVER VIEW TRAIL  
 TALLAHASSEE, FL 32310

2024

25-5S-02W-046-03346-002

ELEMENT		BUILDING CHARACTERISTICS		CONSTRUCTION	
CD	CD				
01	02	WOOD FRAME	100		
02	02	WOOD FRAME	100		
05	05	HARDIE BRD	100		
03	03	GABLE/HIP	100		
03	03	COMP SHNGL	100		
05	05	DRYWALL	100		
02	02	MIN PLYWD	100		
04	04	AIR DUCTED	100		
03	03	CENTRAL	100		
		2	100		
		1	100		
		0	100		
		1.	1.100		
		0	100		
02	02	BELOW AVERAGE			
0100		SINGLE FAMILY			
4		MKT AREA	04		
46.00		1.25/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	864	100	1993	864	48,068
DCK	300	10	2018	30	1,669
FOP	96	30	2004	29	1,614
TOTALS	1,260			923	51,351

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	923	90.1000	106.99	98,752	1975	1975		0	0	48.00	52.00
1 SINGLE FAM 0% - 0 Heated Area: 864 HX Base Yr												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		51,351	
TOTAL MARKET OB/XF VALUE		930	
TOTAL LAND VALUE - MARKET		25,250	
TOTAL MARKET VALUE		77,531	
SOH/AGL Deduction		17,237	
ASSESSED VALUE		60,294	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		60,294	
TOTAL JUST VALUE		77,531	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		54,813	
DEL XFOB LN 6			
5 YR PRCL CH, CHG EXW & FLOR, PU NEW TRAV,			
5 YR PRCL CH, PU FNDN & FRME			
CECILIA HOPKINS DOD 1-4-2007 OR 947 P 592 DC			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
18000801	REROOF	0	07/31/2018
30085	NEW ROOF	0	04/11/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1127/0162	10/08/2019	WD	Q	I	01	50,000
GRANTOR: HOPKINS CLIFTON TRUST						
GRANTEE: CARR DIANE MARIE TR						
0743/0625	1/30/2008	WD	Q	I	01	100
GRANTOR: HOPKINS CLIFTON						
GRANTEE: HOPKINS CLIFTON TRU						

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
1	0620	WOOD UTL B	0	0	20	14	280.00	SF	6.00	6.00	100	1993	1993	3	20	336	
2	0940	OPEN SHED	0	0	19	10	190.00	SF	4.00	4.00	100	1980	1980	3	20	152	
3	0620	WOOD UTL B	0	0	20	8	160.00	SF	6.00	6.00	100	1983	1983	3	20	192	
4	0955	PRIVACY FE	0	0	60	0	60.00	LF	15.00	15.00	100	1993	1993	3	0	0	
5	0950	METAL SHED	0	0	17	8	136.00	SF	8.00	8.00	100	2004	2004	3	23	250	
TOTALS													923		51,351		

TOTAL OB/XF												
223 MISSISSIPPI AVE, PANACEA												
BLD DATE	XF DATE	INC DATE	MMAK	LGL DATE	LAND DATE	AG DATE	MMAK					
01/25/2019	01/25/2019			01/25/2019			MMAK					

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=1993] W31 DCK=[YR=2018] E30 N10 W30 S10\$ W5 S24 E24												
FOP=[YR=2004] W12 S8 E12 N8\$ E12 N24\$.												

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000100	C	SFR	0			60.00	125.00	2.00	LT		1.00	1.00	1.00	12,625.00	12,625.00	25,250							