

AQUA DE VIDA
BLK F LOT 31 & PART OF LOT 32
OR 42 P 393 OR 501 P 728

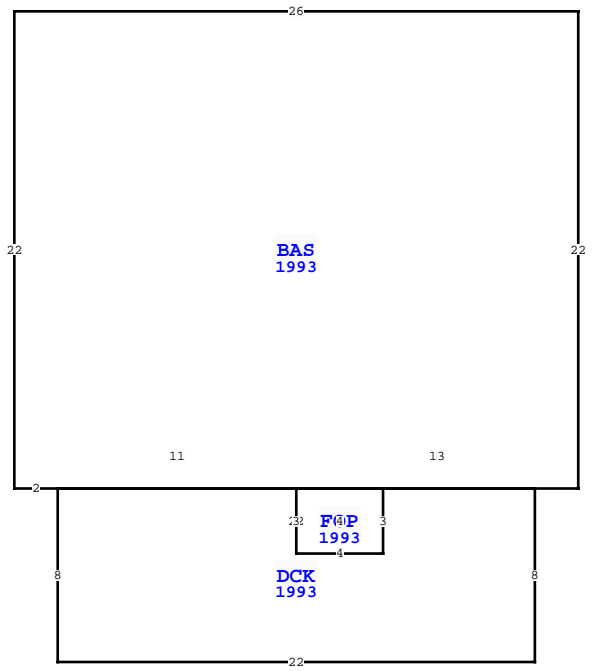
CARDEN CHARLES III/CARDEN AMANDA
1750 OLD 41 HIGHWAY
GRIFFIN, GA 30224

2024

25-5S-02W-046-03382-000


ELEMENT		CD	CONSTRUCTION		
Foundation	01	WOOD	FRAME	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	11	AVERAGE	100		
Roof Structure	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floor	09	PINE WOOD	100		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		2	100		
Bathrooms		1	100		
Story Height		0	100		
Stories	1.	1.	100		
Units		0	100		
Quality	08	FAIR			
DOR CODE	0100	SINGLE FAMILY			
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
BAS	572	100	1993	572	60,656
DCK	176	10	1993	18	1,909
FOP	12	30	1993	4	424
TOTALS	760			594	62,989

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	594	108.9000	129.32	76,816	1955	2005	0	0	0	18.00	82.00	
1 SINGLE FAM 0% - 0 Heated Area: 572 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE			62,989
TOTAL MARKET OB/XF VALUE			2,970
TOTAL LAND VALUE - MARKET			16,791
TOTAL MARKET VALUE			82,750
SOH/AGL Deduction			14,599
ASSESSED VALUE			68,151
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			68,151
TOTAL JUST VALUE			82,750
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			61,955
2024 MAIL ADDR UPDATE PER COA FORM			
5 YR PRCL CH, CHG QUAL			
5 YR PRCL CH, PU FNDN & FRME			
5 YR PRCL CH, CHG DIMENS XFOB LN 1			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000845	RE ROOF-CO	0	09/03/2020
20051708	RENOVATE SFD	0	10/20/2006

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1154/0791	6/10/2020	WD Q	Q	I	01	72,500
GRANTOR: PIERCE BILLY JOE & MA						
GRANTEE: CARDEN CHARLES III &						
0501/0728	8/27/2003	WD U	U	I		12,000
GRANTOR: ALLEN PAUL & MARY						
GRANTEE: PIERCE BILLY JOE &						

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	0330	BOAT SHED	0	0	30	33		15.00	100	1990	1990	3	20	2,970	

218 MISSISSIPPI AVE, PANACEA

BUILDING NOTES			

BUILDING DIMENSIONS
 BAS=[YR=1993] W26 S22 E2 DCK=[YR=1993] S8 E22 N8 W22\$ E11
 FOP=[YR=1993] S3 E4 N3 W4\$ E13 N22\$.

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	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	1.00	LT		1.00	1.00	1.00	12,625.00	12,625.00	12,625							
2	000100	C	SFR	0			17.00	125.00	0.33	LT		1.00	1.00	1.00	12,625.00	12,625.00	4,166							