

AQUA DE VIDA
 BLOCK L LOT 10
 DB 51 P 452

YOUMANS JAY
 309 COX COX ROAD
 OMEGA, GA 31775

2024

25-5S-02W-046-03427-000



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 Tax Group: 3 Tax Dist: STANDARD BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 12,625 TOTAL MARKET VALUE 12,625 SOH/AGL Deduction 6,025 ASSESSED VALUE 6,600 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 6,600 TOTAL JUST VALUE 12,625 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 6,000 5 YR PRCL CK, N/C 5 YR PRCL CH, N/C 5 YR PRCL CH, N/C UNINFORMED BUYER/SEE OTHER SALES										
DOR CODE 0000 VACANT RESIDENTIAL																	PERMIT NUM DESCRIPTION AMT ISSUED										
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												SALES DATA OFF RECORD Number DATE TYPE INST Q / U V / I RSN CD SALE PRICE 0631/0569 12/14/2005 WD Q V 03 50,000 GRANTOR: JOHNSON CARL O & ELIZ GRANTEE: YOUMANS JAY 0378/0890 4/25/2000 WD Q V 2,500 GRANTOR: ALBERTSON G P & DOLOR GRANTEE: JOHNSON CARL O OR E										
TOTALS																	BUILDING NOTES										
EXTRA FEATURES						WITHLACHOOCHEE AVE, PANACEA											BUILDING DIMENSIONS										
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											
																	TOTAL OB/XF 0										
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	000000	C	VAC RES	0			60.00	139.00	1.00	LT		1.00	1.00	1.00	12,625.00	12,625.00	12,625										
REVIEW DATE 02/01/2019 BY MMSS Total Acres: 0.19 Total Land Value: 12,625 Market: 0 Agricultural: 0 Common: 12,625 PRINTED 04/22/2026 BY SYS																											