

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	03	CONCR STEM	100
Frame	03	MASONRY	100
Exterior Wall	15	CONC BLOCK	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	13	GALVALUM	100
Interior Wall	05	DRYWALL	100
Interior Floo	14	CARPET	100
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		3	100
Bathrooms		1.5	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
BAS	1,608	100	1993
FEP	288	80	1998
UGR	336	40	1993
UOP	126	20	2018
UST	624	45	2017
TOTALS	2,982		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	2,278	99.9450	118.68	270,353	1972	1976	0	0	0	47.00	53.00	
1 SINGLE FAM 0% - 0													
Heated Area: 1838 HX Base Yr													
BLD DATE	02/06/2019			MMAK	LGL DATE	02/06/2019			MMAK				
XF DATE	02/06/2019			MMAK	LAND DATE	02/06/2019			MMAK				
INC DATE													

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				143,287		
TOTAL MARKET OB/XF VALUE				1,660		
TOTAL LAND VALUE - MARKET				37,875		
TOTAL MARKET VALUE				182,822		
SOH/AGL Deduction				42,235		
ASSESSED VALUE				140,587		
TOTAL EXEMPTION VALUE				0		
BASE TAXABLE VALUE				140,587		
TOTAL JUST VALUE				182,822		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				127,806		
INCR EYB 1972-1976 OB23-328 CC 7/20/2023						
COA PER WAK TCO						
TRAV						
5 YR PRCL CH, CHG WUAL, DEL XFOB LN 4, PU NEW						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
OB23-000328	REROOF-CC	0	06/30/2023			
20000537	REROOF-CO	0	11/17/2020			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1224/0892	8/12/2021	LD U	I	I	11	100
GRANTOR: BROWN GEORGE LIFE EST						
GRANTEE: METZIERE PAMELA M &						
1041/0025	6/29/2017	WD Q	I	I	01	92,000
GRANTOR: BECK BILLY BUCK JR &						
GRANTEE: BROWN GEORGE						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1993] W23 N24 W23 S24 E2 S24 UGR=[YR=1993] N24 W14 FEP=[YR=1998] E12 N24 W12 PTR=W15 UST=[YR=2017] W24 S26 E24 N26\$ E15\$ S24\$ S24 E14 \$ UOP=[YR=2018] W2 S7 E18 N7 W16\$ E44 N24\$.						

EXTRA FEATURES														95 ALAPAHA AVE, 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	50	12	600.00	SF	6.00	6.00	100	1980	1980	3	20	720											
2	0140	FIRE PLACE	0	0	0	0	1.00	UT	1,900.00	1,900.00	100	1972	1972	3	20	380											
3	0950	METAL SHED	0	0	25	14	350.00	SF	8.00	8.00	100	1995	1995	3	20	560											
TOTALS																											

LAND DESCRIPTION														TOTAL OB/XF 1,660													
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	3.00	LT		1.00	1.00	1.00	12,625.00	12,625.00	37,875										