**AQUA DE VIDA**
BLOCK R LOTS 7 & 14
OR 77 P 859 & OR 104 P 630

**PANACEA PORTFOLIO LLC/**
C/O JAMES P WALKER, 748 CHARLES PLACE
MEMPHIS, TN 38112

**2024**

**25-5S-02W-046-03523-001**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
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|---|---|---|---|
| DOR CODE | 0000 | VACANT RESIDENTIAL | |
| 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

15 ALAPAHA AVE, PANACEA

| | | | | |
|---|---|---|---|---|
| BLD DATE | 07/23/2008 | MMSR | LGL DATE | |
| XF DATE | 07/23/2008 | MMSR | LAND DATE | 02/06/2019 MMJT |
| INC DATE | | | AG DATE | |

## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
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## 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 | 25,250 |
| TOTAL MARKET VALUE | 25,250 |
| SOH/AGL Deduction | 12,050 |
| ASSESSED VALUE | 13,200 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 13,200 |
| TOTAL JUST VALUE | 25,250 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 12,000 |

5 YR PRCL CK, N/C

ADD CHG

2014 TRIM RET.VACANT UTF COA PER SUNBIZ

5 YR PRCL CH, N/C

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
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## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0314/0540 | 12/01/1997 | WD | U | I | | 6,500 |
| GRANTOR: PANACEA PORTFOLIO LLC | | | | | | |
| GRANTEE: | | | | | | |
| 0245/0545 | 2/01/1994 | QC | U | I | | 100 |
| GRANTOR: | | | | | | |
| GRANTEE: | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

## 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 | 000000 | C | VAC RES | 0 | | | 0.00 | 0.00 | 2.00 | LT | | 1.00 | 1.00 | 1.00 | 12,625.00 | 12,625.00 | 25,250 | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | |
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REVIEW DATE 02/06/2019 BY MMJT Total Acres: 0.00 Total Land Value: 25,250 Market: 0 Agricultural: 0 Common: 25,250 PRINTED 04/22/2026 BY SYS