

PORT PANACEA VILLAGE
 LOT 25 & 26
 OR 148 P 115

ESPLIN IAN W/ESPLIN ELAINE E
 122 WIRE GRASS LN
 QUINCY, FL 32351

2024

25-5S-02W-216-03236-025



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	04	PILE WOOD 100	
Frame	02	WOOD FRAME 100	
Exterior Wall	08	WD ON PLY 100	
Roof Structur	08	IRREGULAR 100	
Roof Cover	03	COMP SHNGL 100	
Interior Wall	05	DRYWALL 100	
Interior Floo	14	CARPET 100	
Heating Type	04	AIR DUCTED 100	
Air Condition	03	CENTRAL 100	
Bedrooms		2 100	
Bathrooms		2 100	
Story Height		0 100	
Stories	1.	1. 100	
Units		0 100	
Quality	03	AVERAGE	
DOR CODE	0100	SINGLE FAMILY	
MAP NUM	4	MKT AREA	04
NEIGHBORHOOD/LOC	138.00	1.80/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,400	100	1993
DCK	288	10	1993
PCP	1,400	10	1991
TOTALS	3,088		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	- 2022		327,325	1991	1998	0	0	25.00	75.00
				Heated Area: 1400			HX Base Yr 2022				
BLD DATE		01/31/2019		MMSS	LGL DATE						
XF DATE		09/11/2013		MMSR	LAND DATE		01/31/2019 MMSS				
INC DATE					AG DATE						

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		245,494	
TOTAL MARKET OB/XF VALUE		0	
TOTAL LAND VALUE - MARKET		35,000	
TOTAL MARKET VALUE		280,494	
SOH/AGL Deduction		50,894	
ASSESSED VALUE		229,600	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		179,600	
TOTAL JUST VALUE		280,494	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		283,767	
2022 PORT FROM BREVARD			
COA PER NCOA REPORT			
5 YR PRCL CK, N/C			
TRAV			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2011616	REROOF	0	09/07/2011
021791	N/A	0	01/22/1997

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1367/0788	7/08/2024	TR	U	I	19	355,000
GRANTOR: GEISSLER JEFFREY ALLA						
1222/0047	7/30/2021	WD	Q	I	01	287,000
GRANTOR: GARDNER MICHAEL B & B						
GRANTEE: GEISSLER JEFFREY AL						

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
40 SANDPIPER DR, PANACEA																
TOTAL OB/XF 0																

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=1993] 1400\$ DCK=[YR=1993] 288\$ PCP=[YR=1991] 1400\$.

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	100			0.00	0.00	2.00	LT		1.00	1.00	1.00	17,500.00	17,500.00	35,000							