

LAKE ELLEN PROPER  
 BLOCK C LOT 31  
 OR 62 P 38 & OR 78 P 349

FINCHER JIM C  
 P O BOX 149  
 SILVER CREEK, GA 30173

2024

26-4S-02W-108-02183-030



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 STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 216 TOTAL LAND VALUE - MARKET 7,500 TOTAL MARKET VALUE 7,716 SOH/AGL Deduction 4,999 ASSESSED VALUE 2,717 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 2,717 TOTAL JUST VALUE 7,716 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 7,788																																	
															MM 5YR CK NC 5 YR PRCL CK, N/C 5 YR PRCL CK, N/C PU PRI FENCE, 5 YR PRCL CK																																	
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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	0955	PRIVACY FE	0 0	0 0	48.00	LF	15.00	15.00	100	2006	2006	3	30	216																																		
LAND DESCRIPTION															TOTAL OB/XF 216																																	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSVR																								
1	000000	C	VAC RES	0			50.00	100.00	1.00	LT		1.00	1.00	1.00	7,500.00	7,500.00	7,500																															
REVIEW DATE 06/14/2023 BY MMLW															Total Acres: 0.11 Total Land Value: 7,500 Market: 0 Agricultural: 0 Common: 7,500 PRINTED 05/06/2026 BY SYS																																	