

LAKE ELLEN PROPER
 BLOCK G LOT 30
 OR 30 P 739 & OR 93 P 365

PONDEROSA LAND VENTURES LLC
 P O BOX 601
 ST MARKS, FL 32355

2024

26-4S-02W-108-02183-G30



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 0 TOTAL LAND VALUE - MARKET 7,500 TOTAL MARKET VALUE 7,500 SOH/AGL Deduction 4,825 ASSESSED VALUE 2,675 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 2,675 TOTAL JUST VALUE 7,500 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE																																	
																				PER BUSN OWNR BY PHONE, MARK PRICE, MAIL ADDR UPDA SPLIT LOT 30 01283-G30 FROM LOT 1 02183-112																																	
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EXTRA FEATURES										L	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																											
LAND DESCRIPTION										TOTAL OB/XF																																											
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	000700	C	MISC 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 BY Total Acres: 0.11 Total Land Value: 7,500 Market: 0 Agricultural: 0 Common: 7,500 PRINTED 05/06/2026 BY SYS																																																					