26-5S-3W P-7-M-28
S 450.71
FT OF SE 1/4 OF SE 1/4

FLORIDA POWER CORPORATION/
ATTN: TAX DEPT - DEC41B, P O BOX 37996
CHARLOTTE, NC 28237

2024

26-5S-03W-000-01184-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9101	TWR TRANSMISSION	
MAP NUM	5	MKT AREA	02
NEIGHBORHOOD/LOC	000	1.00/	

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

3349 SOPCHOPPY HWY, SOPCHOPPY

BLD DATE	07/26/2021 MMMM	LGL DATE	07/10/2012 MMSR
XF DATE		LAND DATE	
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

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	135,000
TOTAL MARKET VALUE	135,000
SOH/AGL Deduction	55,140
ASSESSED VALUE	79,860
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	79,860
TOTAL JUST VALUE	135,000
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	130,000

5 YR PRCL CH, N/C

5 YR PRCL CH, N/C

REMOVE MKTPR FROM LAND LINE #1, NOT AG

LAND LINE/JUST VALUE CHANGE CODE ENTERED

PERMIT NUM	DESCRIPTION	AMT	ISSUED
16000586	MODIFICATION-CO	0	07/15/2016
201290	GAS	0	02/23/2012
2011615	COMMERCIAL-CO	0	09/07/2011

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0859/0593	8/11/2011	WD	Q	V	05	112,000
GRANTOR: JOHNSON VERLON						
GRANTEE: FLORIDA POWER CORPO						
0211/0102	4/30/1993	WD	U	V		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	009101	C	UTILITY TOWE	0		RR2	0.00	0.00	1.00	AC		1.00	1.00	1.00	25,000.00	25,000.00	25,000							
2	009100	C	UTILITY	0		RR2	0.00	0.00	11.00	AC		1.00	1.00	1.00	10,000.00	10,000.00	110,000							

REVIEW DATE 07/26/2021 BY MMMM Total Acres: 12.00 Total Land Value: 135,000 Market: 0 Agricultural: 0 Common: 135,000 PRINTED 06/10/2026 BY SYS