



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 23,000 TOTAL MARKET VALUE 23,000 SOH/AGL Deduction 1,000 ASSESSED VALUE 22,000 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 22,000 TOTAL JUST VALUE 23,000 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 20,000 5YR CK VACANT PRCL 5 YR PRCL CH, N/C 5 YR PRCL CH, N/C ADD CHG PER OWNER PETER 9547462679 PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q / V / RSN SALE PRICE 1379/0549 9/25/2024 WD Q V 01 30,000 GRANTOR: ALLEN DAVID GRANTEE: COOPER JOE A 1283/0802 9/15/2022 WD Q V 01 25,000 GRANTOR: COOL MOUNTAIN HOMES L GRANTEE: ALLEN DAVID BUILDING NOTES BUILDING DIMENSIONS									
DOR CODE 0000 VACANT RESIDENTIAL																											
MAP NUM 5 MKT AREA 01																											
NEIGHBORHOOD/LOC 63.00 1.00/																											
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE																						
TOTALS																											
EXTRA FEATURES						SEMINOLE LN, SOPCHOPPY																					
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												

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	000000	C	VAC RES	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	23,000.00	23,000.00	23,000							