32-3S-4W P-14-M-9
COM AT NE COR OF NW 1/4 OF
SEC 3 THIS IS KNOWN AS TRACT 1

FREERKSEN JASON/FREERKSEN AMY
3089 SMITH CREEK RD
SOPCHOPPY, FL 32358

2024

32-3S-04W-000-00215-000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	5000	IMPRVD AG RES	
MAP NUM	5	MKT AREA	13
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

3089 SMITH CREEK RD, SOPCHOPPY

BLD DATE		LGL DATE	
XF DATE	07/25/2018 MMSR	LAND DATE	07/25/2018 MMSR
INC DATE		AG DATE	

WAKULLA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	3,077
TOTAL LAND VALUE - MARKET	118,350
TOTAL MARKET VALUE	17,782
SOH/AGL Deduction	222
ASSESSED VALUE	17,560
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	17,560
TOTAL JUST VALUE	121,427
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	10,574

2022 AG RENEWAL RECD
2021 AG APPROV W/O RETURN CARD
2021 AG CARD RTS
COA PER OWNER MAIL IN REQUEST

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000504	SFD		05/28/2024
B20-000277	SAFE INSP TO WELL	0	03/25/2020
16001272	SAFETY INSP	0	12/15/2016
021236	N/A	0	07/30/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1094/0266	12/07/2018	WD	Q	V	01	64,000
GRANTOR: MEYER ANDREW						
GRANTEE: FREERKSEN JASON & A						
1019/0235	12/06/2016	WD	Q	V	01	58,000
GRANTOR: LEIMBACH HARVEY H & L						
GRANTEE: MEYER ANDREW						

BUILDING NOTES

BUILDING DIMENSIONS

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
1	0100	6" CHAINLI	0	0	0	0	750.00	LF	19.00	19.00	100	2002	2002	3	20	2,850	
2	0700	PORT BLDG	0	0	8	6	48.00	SF	8.00	8.00	100	2002	2002	3	59	227	

LAND DESCRIPTION

TOTAL OB/XF 3,077

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	000010	C	VAC RURAL	0			0.00	0.00	1.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	7,500							
2	005400	A	TIMBER 1 PLA	0			0.00	0.00	17.17	AC		1.00	1.00	1.00	325.00	325.00	5,580							
3	005970	A	TIMBER MIX 1	0			0.00	0.00	5.00	AC		1.00	1.00	1.00	325.00	325.00	1,625							

REVIEW DATE 08/11/2020 BY MMJT Total Acres: 23.17 Total Land Value: 14,705 Market: 110,850 Agricultural: 7,205 Common: 7,500 PRINTED 04/22/2026 BY SYS