P-6-40-M-22 .98 AC M/L
IN THE NW 1/4 OF SECT 34 BEING
BLK A LOT 8 OF MACKERY LANDING

GOODREAU NELSON; NELSON A GOODREAU TRUST/GOODREAU
14 PAMELA PL
SOPCHOPPY, FL 32358

2024

33-5S-03W-000-01234-040

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Foundation	03	CONCR STEM 100
Frame	02	WOOD FRAME 100
Exterior Wall	05	HARDIE BRD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	12	HARDWOOD 50
Ceiling	04	Cathedral/Vault 50
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Quality	03	AVERAGE
DOR CODE	0100	SINGLE FAMILY

MAP NUM 5 | MKT AREA 01

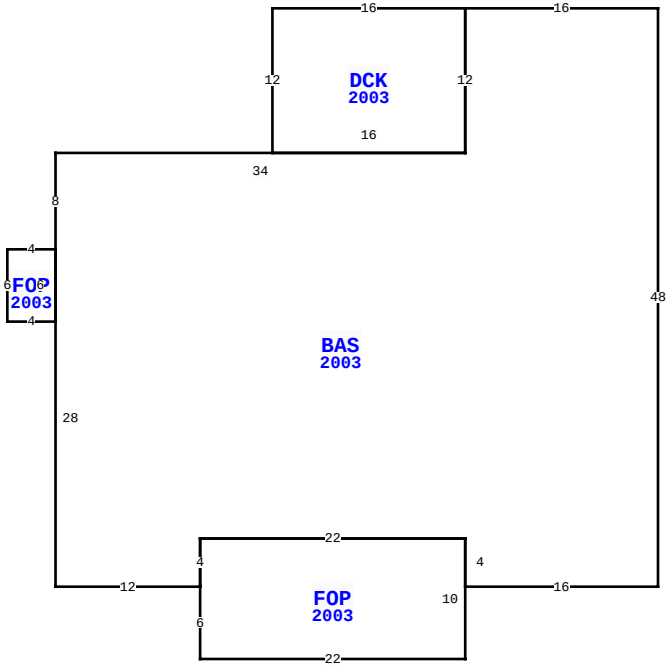
NEIGHBORHOOD/LOC 1010.00 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,904	100	2003	1,904	208,835
DCK	192	10	2003	19	2,084
FOP	24	30	2003	7	768
FOP	220	30	2003	66	7,239
TOTALS	2,340			1,996	218,926

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,996	125.5000	119.22	237,963	2003	2015	0	0	0	8.00	92.00

1 SINGLE FAM 100% - 2024 Heated Area: 1904 HX Base Yr 2024



14 PAMELA PL, SOPCHOPPY

BLD DATE	08/13/2019	MMTP	LGL DATE		
XF DATE	08/13/2019	MMTP	LAND DATE	08/13/2019	MMTP
INC DATE			AG DATE		

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		218,926
TOTAL MARKET OB/XF VALUE		2,400
TOTAL LAND VALUE - MARKET		30,000
TOTAL MARKET VALUE		251,326
SOH/AGL Deduction		0
ASSESSED VALUE		251,326
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		201,326
TOTAL JUST VALUE		251,326
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		232,865

INCR EYB 2003-2007 RE-ROOF-CC 10-2022
5 YR PRCL CHKN/C
5 YR PRCL CH, DEK DCK2006 FROM TRAV
LN 3, PU XFOB LN 4

PERMIT NUM	DESCRIPTION	AMT	ISSUED
PR24-000140	WORKSHOP		08/15/2024
22000618	RE-ROOF-CC	0	10/10/2022
2008396	UTL & SHED	0	05/05/2008
30035	SFD	0	04/01/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1334/0717	10/30/2023	WD	Q	I	01	348,000
GRANTOR: JAMES WILLIAM G & KAR						
GRANTEE: GOODREAU NELSON A T						
0419/0423	9/10/2001	WD	Q	V		9,500
GRANTOR: JAMES WILLIAM G & KAR						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003] W16 DCK=[YR=2003] W16 S12 E16 N12$ S12 W34 S8 FOP=[YR=2003] W4 S6 E4 N6$ S28 E12 FOP=[YR=2003] S6 E22 N10 W22 S4$ N4E22 S4 E16 N48$.

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	0940	OPEN SHED	0	100	21	12	252.00	SF	4.00	4.00	100	2003	2003	3	21	212	
2	0700	PORT BLDG	0	100	24	12	361.00	SF	8.00	8.00	100	2003	2003	3	60	1,733	
3	0210	CONCRETE D	0	100	19	19	361.00	SF	6.00	6.00	100	2003	2003	3	21	455	

LAND DESCRIPTION

TOTAL OB/XF 2,400

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	000100	C	SFR	100			0.00	0.00	1.50	LT		1.00	1.00	1.00	20,000.00	20,000.00	30,000							

REVIEW DATE 08/13/2019 BY MMTP Total Acres: 0.98 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 04/22/2026 BY SYS