34-5S-3W P-18-7-M-22
RIVER LOT 5 OF ESTATE OF
JOHN H SANDERS SR IN E 1/4 OF

MADSEN CHARLES H JR
811 ABBIEGAIL DR
TALLAHASSEE, FL 32303

2024

34-5S-03W-000-01260-000

WAKULLA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	0000	VACANT RESIDENTIAL	
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

SANDERS CEMETERY RD, SOPCHOPPY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	09/05/2019 MMJT
INC DATE		AG DATE	

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	0
ASSESSED VALUE	7,500
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	7,500
TOTAL JUST VALUE	7,500
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	7,500

DC OR 1307 P 610 LINDA JOHNSON

5 YR PRCL CH, N/C

5 YR PRCL CH, N/C

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1323/0308	7/25/2023	PR	U	V	11	100
GRANTOR: MADSEN CHARLES H R PR						
GRANTEE: MADSEN CHARLES H JR						
0777/0646	10/23/2008	TR	Q	V	01	100
GRANTOR: SUSAN DICKINSON AS TR						
GRANTEE: JOHNSON LINDA						

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

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	000000	C	VAC RES	0			0.00	0.00	1.00	LT		1.00	1.00	0.10	75,000.00	7,500.00	7,500							

REVIEW DATE 04/11/2021 BY GECT Total Acres: 0.00 Total Land Value: 7,500 Market: 0 Agricultural: 0 Common: 7,500 PRINTED 06/10/2026 BY SYS