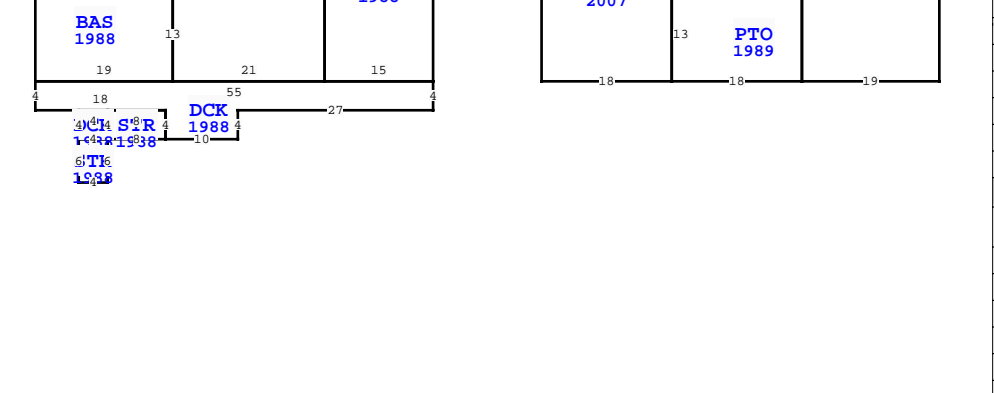




BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Foundation	04	PILE WOOD 100
Frame	12	WOOD FRAME 100
Exterior Wall	02	CEDAR/CYPR 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	05	DRYWALL 70
Interior Wall	06	CUST PANEL 30
Interior Floo	12	HARDWOOD 100
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100

MARKET ADJUSTMENTS										
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	% COND
0100	01	2,475	132.1000	125.50	310,612	1988	1988	0	0	35.00 65.00
1 SINGLE FAM 100% - 2013 Heated Area: 1690 HX Base Yr 2013										



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			201,898
TOTAL MARKET OB/XF VALUE			19,496
TOTAL LAND VALUE - MARKET			95,000
TOTAL MARKET VALUE			316,394
SOH/AGL Deduction			67,166
ASSESSED VALUE			249,228
TOTAL EXEMPTION VALUE			50,000
BASE TAXABLE VALUE			199,228
TOTAL JUST VALUE			316,394
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			319,495
0335,0371,0350			
PRMT CH, DEL XFOB 0360&0375, PU XFOB 0375,			
5 YR PRCL CH, PU XFOB LN 11			
XFOB LN 9-10			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20000145	DOCK-CC	0	12/07/2020

NEIGHBORHOOD/LOC					
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	420	100	1988	420	34,262
BAS	472	100	1988	472	38,503
DCK	16	10	1988	2	163
DCK	72	10	1988	7	571
DCK	260	10	1988	26	2,121
FSP	510	55	2007	280	22,841
FST	140	55	1991	77	6,282
FST	486	55	2007	267	21,781
OWH	798	100	1988	798	65,097
PCP	760	10	1989	76	6,200
TOTALS	4,852			2,475	201,898

\*\* This building has 15 Sub-Areas  
 48 SANDERS CEMETERY RD, SOPCHOPPY

BLD DATE	02/17/2021	MMJS	LGL DATE	
XF DATE	02/17/2021	MMJS	LAND DATE	02/17/2021 MMJS
INC DATE			AG DATE	

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0897/0429	12/14/2012	WD Q	Q	I	01	285,285
GRANTOR: BENTON TONY C & VICKI						
GRANTEE: DWYER PATRICK E						
0129/0538	3/01/1987	WD U	V			30,000
GRANTOR:						
GRANTEE:						

EXTRA FEATURES																	
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
1	0140	FIRE PLACE	0	100	0	0	1.00	UT	1,900.00	1,900.00	100	1988	1988	3	45	855	
2	0520	WORK SHOP	0	100	25	20	500.00	SF	12.00	12.00	100	2002	2002	3	20	1,200	
3	0950	METAL SHED	0	100	30	16	480.00	SF	8.00	8.00	100	2002	2002	3	20	768	
4	0820	SEAWALL,WO	0	100	0	0	40.00	LF	34.00	34.00	100	1987	1987	3	20	272	
5	0210	CONCRETE D	0	100	21	20	420.00	SF	6.00	6.00	100	1991	1991	3	20	504	
6	0211	CONCRETE W	0	100	18	3	54.00	SF	6.00	6.00	100	1991	1991	3	20	65	
7	0080	4' CHAINLI	0	100	0	0	475.00	LF	13.00	13.00	100	2013	2013	3	57	3,520	
8	0125	MTL/VYL AC	0	100	0	0	12.00	LF	19.00	19.00	100	2013	2013	3	57	130	
9	0211	CONCRETE W	0	100	0	0	120.00	SF	6.00	6.00	100	1993	1993	3	20	144	
10	0375	WOOD WALK	0	100	72	4	288.00	SF	15.00	15.00	100	2021	2021	3	93	4,018	

BUILDING NOTES														
BUILDING DIMENSIONS														
FSP=[YR=2007] W29 STR=[YR=1988] E3 N8 W3 DCK=[YR=1988] E6 N8 W9 S6 STR=[YR=1988] N3 W8 S3 E8\$ S2 E3\$ S8\$ W26 S12 E15 N6 E25 S6 E15 BAS=[YR=1988] W15 S28 E15 DCK=[YR=1988] W55 BAS=[YR=1988] E19 OWH=[YR=1988] E21 N34 W25 S21 E4 S13\$ N13 W4 N15 W15 S28\$ S4 E18 S4 STR=[YR=1988] N4 W8 S4 DCK=[YR=1988] N4 W4 S4 E4\$ STR=[YR=1988] W4 S6 E4 N6\$ E8\$ E10 N4 E27 N4 \$ PTR=E15 FST=[YR=2007] E18 N27 FST=[YR=1991] S14 E10 N14 W10\$ W18 PTO=[YR=1989] E28 S14 W10 S13 E18 N40 PCP=[YR=1989] S40 E19 N40 W19\$ W36 S13\$ S27\$ W15\$ N28\$ N12\$.														

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	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000132	C	SFR RIVER	100			0.00	0.00	1.00	UT		1.00	1.00	1.00	95,000.00	95,000.00	95,000							

