P-10-5-M-28 A TRACT LOCATED
IN THE NE 1/4 OF THE SW 1/4
OF SECT.35 CONT.1.17 AC M/L

BOWEN JAMES SHELTON III
3709 SAN PABLO RD S APT 501
JACKSONVILLE, FL 32224

2024

35-5S-03W-000-01284-005

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

CURTIS MILL RD, SOPCHOPPY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	08/29/2019 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	11,700
TOTAL MARKET VALUE	11,700
SOH/AGL Deduction	3,913
ASSESSED VALUE	7,787
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	7,787
TOTAL JUST VALUE	11,700
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	11,700

5 YR PRCL CH, N/C
5 YR PRCL CH, N/C
5 YR PRCL CK, N/C
OR 581 P 449 JAMES BOWEN DECEASED

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1263/0351	4/13/2022	QC	U	V	30	100
GRANTOR: BOWEN MICHAEL						
GRANTEE: BOWEN JAMES SHELTON						
1263/0349	4/01/2022	QC	U	V	30	100
GRANTOR: BOWEN CHRISTOPHER						
GRANTEE: BOWEN JAMES SHELTON						

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	1.17	AC		1.00	1.00	1.00	10,000.00	10,000.00	11,700							

REVIEW DATE 08/29/2019 BY MMJT Total Acres: 1.17 Total Land Value: 11,700 Market: 0 Agricultural: 0 Common: 11,700 PRINTED 04/08/2026 BY SYS