



# ONLINE LAND MARKET

LAND DATA	
QUESTION/S	DATA
APN / Parcel #:	02-5S-03W-134-00595-014 & 02-5S-03W-134-00595-013
Ownership?	No
Lot Count:	2
Account # or GEO #:	02-5S-03W-134-00595-014 - R 93700 2023 02-5S-03W-134-00595-013 - R 93600 2023
Property Address:	Deer Run Ct, Sopchoppy, FL 32358
If No Address or 0 address: Closest Property with Numbered Address	140 Deer Run Ct, Sopchoppy, FL 32358
County:	Wakulla
State:	FL
Lot Number:	02-5S-03W-134-00595-014 - Lot 14 02-5S-03W-134-00595-013 - Lot 13
Legal Description:	02-5S-03W-134-00595-014 - Deer Run Lot 14 Or 62 P 591 & Or 87 P 711 Or 426 P 826 Or 571 P 474 Or 635 P 44 02-5S-03W-134-00595-013 - DEER RUN LOT 13 OR 62 P 591 & OR 87 P 711 OR 426 P 826 OR 571 P 496 OR 635 P 44
Parcel Size:	2.68
Subdivision:	Deer Run
Approximate Dimensions:	120.82 ft North 795.97 ft East 532.17 ft South 420.89 ft West
GPS Center Coordinates (Approximate):	30.079604, -84.504581

	30.0803,-84.5047 30.0802,-84.5043 30.0791,-84.5041 30.0783,-84.5044 30.0781,-84.5046 30.0786,-84.5046 30.0787,-84.5045 30.0789,-84.5045 30.079,-84.5046 30.0791,-84.5047 30.0792,-84.5051
<b>GPS Corner Coordinates (Approximate):</b>	
<b>Google map link:</b>	<a href="https://maps.app.goo.gl/SKH4wisskWki55P5A">https://maps.app.goo.gl/SKH4wisskWki55P5A</a>
<b>Elevation:</b>	15.7 feet
<b>Market Value:</b>	\$142,870
<b>Access to the property?</b> (Dirt/ Paved/ Plated but not Built/ No Roads (Land Lock) or Other)	Dirt - <a href="https://drive.google.com/file/d/1VyShh9bEG0TifUvnWACkx3gaCV932lwH/view?usp=sharing">https://drive.google.com/file/d/1VyShh9bEG0TifUvnWACkx3gaCV932lwH/view?usp=sharing</a>
<b>If others, please specify:</b>	None
<b>Is there a Structure</b> (Yes or No (If Yes: Explain)	None
<b>Property miscellaneous images</b>	
<b>YouTube Link:</b>	
<b>ADDITIONAL LAND INFO</b>	
<b>QUESTION/S</b>	
<b>Closest major city:</b>	Tallahassee, FL - 50 min (33.3 miles)
<b>Closest small town:</b>	Ashmore, FL - 9 min (3.7 miles)
<b>Nearby attractions:</b>	Bald Point State Park - 27 min (18.0 miles) Tallahassee Museum - 52 min (33.7 miles) Edward Ball Wakulla Springs State Park - 34 min (21.4 miles) Railroad Square Art District - 51 min (33.2 miles) Cascades Park - 50 min (33.1 miles) Ochlockonee River State Park - 15 min (9.3 miles) Crooked River Lighthouse - 39 min (29.0 miles)
<b>COUNTY DATA</b>	
<b>QUESTION/S</b>	
<b>Assessor Website</b>	<a href="#">Link</a>
<b>Assessor Contact</b>	850-926-0500

Treasurer Website	<a href="#">Link</a>
Treasurer Contact	850-926-3371
Recorder/Clerk Website	<a href="#">Link</a>
Recorder/Clerk Contact	850-926-0905
Zoning or Planning Department Website	<a href="#">Link</a>
Zoning or Planning Department Contact	850-926-3695
County Environmental Health Department Website	<a href="#">Link</a>
County Environmental Health Department Contact	850-926-0400
GIS Website	<a href="#">Link</a>
CAD Website	<a href="#">Link</a>

### TAX DATA

QUESTION/S	820
<b>Are the taxes of this property current or delinquent?</b> (If Current, then means no back taxes), (If Delinquent, just put delinquent and ask the next question below.)	Current
<b>Are there any back taxes for this property?</b> If yes, how much is the amount owed? ( From what year to what year)	None
<b>How much is the annual property tax?</b> (Current Year if available, if not get the previous year)	\$843.56
<b>Are there any tax liens for this property?</b> If yes, how much is the amount owed? ( From what year to what year?  <b>Note: Most of the time the county does not have access to this data because they don't know if there are any mortgages or any kinds of liens.</b>	No
<b>Is property part of an HOA (Home Owners Association) or any community?</b> (Yes/No)	No
<b>How much is the annual HOA due?</b>	
<b>Are there any HOA dues?</b> If yes, how much is the total amount owed?	None
<b>County Operator Details who Confirmed the Information:</b>	<a href="https://www.wakullacountytaxcollector.com/Property/TAsearchResults?ownername=&amp;streetnumber=&amp;streetname=&amp;propertynumber=02-5S-03W-134-00595-014&amp;taxbillnumber=&amp;RollTypes=&amp;Years=">https://www.wakullacountytaxcollector.com/Property/TAsearchResults?ownername=&amp;streetnumber=&amp;streetname=&amp;propertynumber=02-5S-03W-134-00595-014&amp;taxbillnumber=&amp;RollTypes=&amp;Years=</a>

### ZONING DATA

QUESTION/S	
<b>What is the zoning of the property?</b> (Residential/Commercial/Agricultural/etc)	R-1 Single-Family Residential
<b>Terrain type?</b> (Is it flat /slope/etc)	Level, slightly slope in the south part of the property
<b>Property use code?</b>	VAC SOP RIVER
<b>Is the land cleared?</b> (Yes/No)	Not cleared
<b>Is the property buildable?</b> (Yes/ No/Maybe/ etc.. write whatever the county has to say)	Yes, requires an 18.8 base flood elevation
<b>What can be built on the property?</b> (Different types of homes that we can build on the lots.)	Single-family dwelling
<b>Can we camp on the property?</b> (If we buy this property can the owner camp there?) Yes/No	No
<b>Notes on Camping</b> (please take note of the allowed time for camping or whatever the county has to say)	Camping is not allowed
<b>Are RV's allowed on the property?</b> (Please ask if there are any restrictions.) Yes/ No	No
<b>Notes on RV's</b> (jot down notes about whatever the county has to say)	RV is not allowed for living, only for parks and storage
<b>Are Mobile homes allowed on the property?</b> (Please ask if there are restrictions.) Yes/No	No
<b>Notes on mobile homes</b> (jot down notes whatever the county has to say)	Mobile home is not allowed
<b>Are tiny houses or small cabins allowed on the property?</b> Yes/ No (Please ask if there are restrictions.) Yes/No	Yes, site home build is allowed
<b>Is there a total size restriction for any structures on the lot?</b> Yes/ No (Please jot down the notes from the county)	(b)Width: 80 feet. Thirty feet for cul-de-sac lots. (c)Depth: 90 feet.
<b>Are there any building height restrictions?</b> (Yes/ No) How many feet... please take down notes from the county	25ft
<b>What are the setbacks of the lot?</b>	(a)Front: 25 feet.(b)Rear: 15 feet. (c)Side: eight feet.
<b>What is the minimum lot size to build on the property?</b>	7,200 square feet.
<b>Is there any time limit to build?</b>	No information
<b>Is there a County or City Impact fee required to build and if so how much does this cost?</b>	None
<b>Is the property in a flood zone and if so what needs to be done to the lot to build?</b>	Yes, the property is in a flood zone area

Any other restrictions?	<a href="https://library.municode.com/fl/wakulla_county/codes/code_of_ordinances?nodeId=PTILADECO_CH5ZORED1_ARTIIIIZODIDIRE">https://library.municode.com/fl/wakulla_county/codes/code_of_ordinances?nodeId=PTILADECO_CH5ZORED1_ARTIIIIZODIDIRE</a>
Is the property in a flood zone? (if yes add a link to FEMA Website)	This property is in the flood zone Coastal A
<a href="#">Link to FEMA website</a>	See image below
Is property wetland?	Yes, the property is on wetlands
<a href="#">Link to Wetland website</a>	See image below
County Operator Details who Confirmed the Information:	Ms. Laura County Planner (850) 926-3695"
UTILITIES DATA	
QUESTION/S	DATA
Is the property located inside or outside the city limit?  <b>Notes:</b> <b>If Inside City:</b> It means water and sewer is provided by the city ( <b>You need to confirm it</b> ) <b>IF Outside City:</b> It is considered under County, which means water can be built through a deep well ( <b>You need to confirm it</b> )	County
<b>Does the property have water connected?</b> (Yes, No, Waterline on the street/road or Do Not Know)	Not available in the area
<b>If YES...</b> (Put the company name and the phone number of the provider)	Lightnin Quick Well Repair - +18505661816
<b>If it's in the area</b> (Put the street name where the main water line is located.)	N/A
<b>If NO:</b> (Ask if we do we have to dig a well, or, if is there any utility company that provides water in the area where the property is located.)	Would need to dig a well
<b>Does the property currently have a sewer or septic?</b> (Confirm If Sewer or Septic is on Site: Select either; Sewer, Septic, or None)	Septic is needed
<b>If YES</b> (confirm if it's a SEWER or SEPTIC: Is it provided by the county/city or private company?)	Private company
<b>Please ask for the details of the Company Name &amp; the Contact information ....</b> (Call and Confirm if it's the right company)	Junior Sanders Septic Tank Services LLC - +18502105777
<b>If NO:</b> Do we need to install a septic? (YES/NO) or a	Would need to install a septic system

septic system is already installed on the property?	
<b>If the septic system has to be installed,</b> (Ask if do we need to percolate the soil?)	N/A
<b>Does the property currently have electricity connected?</b> (Yes, No, or Do Not Know)	Available in the area
<b>What is the electric company name</b> (Confirm If there is an electric company Service in the area - Select either City, Community, None, etc.)	Duke Energy - +18007008744
<b>What type of gas does this area service?</b> (Propane gas/Natural gas/ tank gas/etc)	Propane gas
<b>For waste....</b> <b>Will the county or city pick up the trash?</b>	None
<b>If YES...</b> Get the details of the company name and contact information of that service in the area...  <b>NOTE: If NO,</b> (Ask if it's the responsibility of the property owner.)	The property owner is responsible
<b>County Operator who Confirmed the Information:</b>	
<b>GENERAL DD NOTES FROM THE OLM TEAM:</b>	
<b>DISCLAIMER</b>	
All information provided is based on preliminary research conducted by the Online Land Market team. The buyer is responsible for verifying all information with the County regarding what can and cannot be done with the property. The buyer will need to work with the County to obtain the proper permits if needed. The buyer will also need to confirm the availability of any utilities needed or services on the property. The seller makes no warranties or representations about the land, its condition, or what can be built on the property.	