



ONLINE LAND MARKET

LAND DATA	
QUESTION/S	DATA
APN / Parcel #:	17-3N-20-28080-084-0060
Lot Count:	1
Account # or GEO #:	17-3N-20-28080-084-0060
Property Address:	Snowdrop St, Defuniak Springs, FL 32433
If No Address or 0 address: Closest Property with Numbered Address	44 Snapdragon St, Defuniak Springs, FL 32433
County:	Walton
State:	FL
Lot Number:	6 to 8
Legal Description:	LOTS 6 TO 8 BLK 84 OAKWOOD HILLS UNIT III PB 4-2 OR 90-71 OR 3056-3974 OR 3117-4420
Parcel Size:	0.69
Subdivision:	OAKWOOD HILLS UNIT 03
Approximate Dimensions:	239.27 ft by 125.13 ft
GPS Center Coordinates (Approximate):	30.7603, -86.2695
GPS Corner Coordinates (Approximate):	30.760473908190505, -86.26989195021862 30.760132127560176, -86.26989195021862 30.7601309241051, -86.2691272880646 30.760475111641277, -86.2691272880646
Google map link:	https://goo.gl/maps/7Yc5piuCdNcWeiEF8
Elevation:	236.2 feet
Market Value:	\$18,000
Access to the property? (Dirt/ Paved/ Plated but not Built/ No Roads (Land Lock) or Other)	Snowdrop St. - https://drive.google.com/file/d/1rb-yTrVMnVtBnGngfyPly3cVUH-08CEE/view?usp=sharing
If others, please specify:	None
Is there a Structure (Yes or No (If Yes: Explain)	None
Property miscellaneous images	https://drive.google.com/drive/folders/1c4WUApN5ceHuuvTM5YEkkjd6-dsnz3-L?usp=sharing

YouTube Link:	https://youtu.be/B9ldsk1HSMM
ADDITIONAL LAND INFO	
QUESTION/S	DATA
Closest major city:	Destin, FL: 45 min (38.3 miles)
Closest small town:	Argyle, FL: 20 min (15.0 miles)
Nearby attractions:	Gulfarium Marine Adventure Park -52 min (38.2 miles) Gator Beach - The World's Greatest Alligator Park - 41 min (35.1 miles) Destin History & Fishing Museum - 46 min (39.2 miles) Wild Willy's Adventure Zone - 51 min (38.3 miles) Coconut Creek Family Fun Park - 1 hr 18 min (64.7 miles)
COUNTY DATA	
QUESTION/S	DATA
Assessor Website	https://waltonpa.com/
Assessor Contact	(850-892-8123)
Treasurer Website	https://walton.county-taxes.com/public/real_estate/parcels/17-3N-20-28080-084-0060/bills?qid=d30cbfc61fef14d92ea945c052046f92
Treasurer Contact	(850) 892-8121
Recorder/Clerk Website	https://waltonclerk.com/recordsearch
Recorder/Clerk Contact	(850) 892 - 8115
Zoning or Planning Department Website	https://www.co.walton.fl.us/433/Planning-and-Development
Zoning or Planning Department Contact	(850) 267-1955
County Environmental Health Department Website	https://www.co.walton.fl.us/121/Health-Department
County Environmental Health Department Contact	(850) 892-8040
GIS Website	https://waltongis.maps.arcgis.com/apps/webappviewer/index.html?id=03358c36fd584c6ab6492a7c4d2b0e0e
CAD Website	https://waltonpa.com/
Electricity Company Name & Phone Number	
Water Company Name & Phone Number	
Sewer Company Name & Phone Number	
Gas Company Name & Phone Number	
Waste Company Name & Phone Number	

TAX DATA	
QUESTION/S	DATA
Are the taxes of this property current or delinquent? (If Current, then means no back taxes), (If Delinquent, just put delinquent and ask the next question below.)	Current
Are there any back taxes for this property? If yes, how much is the amount owed? (From what year to what year)	None
How much is the annual property tax? (Current Year if available, if not get the previous year)	\$58.44 (2021)
Are there any tax liens for this property? If yes, how much is the amount owed?(From what year to what year? 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.	Unknown
Is property part of an HOA (Home Owners Association) or any communities? (Yes/No)	OAKWOOD HILLS UNIT 03
How much is the annual HOA due?	Unknown
Are there any HOA dues? If yes, how much is the total amount owed?	Unknown
County Operator Details who Confirmed the Information:	
ZONING DATA	
QUESTION/S	DATA
What is the zoning of the property? (Residential/Commercial/Agricultural/etc)	Rural Low Density
Terrain type? (Is it flat /slope/etc)	Flat
Property use code?	Residential
Is the land cleared? (Yes/No)	No, not cleared
Is the property buildable? (Yes/ No/Maybe/ etc.. write whatever the county has to say)	Yes
What can be built on the property? (Different types of homes that we can build on the lots.)	1.Single-family residential, detached; 2.Short term vacation rental units, detached;
Can we camp on the property? (If we buy this property can the owner camp there?) Yes/No	No
Notes on Camping (please take note of the allowed time	Camping is not allowed

for camping or whatever the county has to say)	
Are RV's allowed on the property? (Please ask if there are any restrictions.) Yes/ No	No
Note's on RV's (jot down notes whatever the county has to say)	Recreational vehicles may be used as temporary residences in zoning districts allowing residential uses as a primary use, only by the property owner, and only during construction of a primary residence on the same site.
Are Mobile homes allowed on the property? (Please ask if there are restrictions.) Yes/No	Yes
Notes on mobile homes (jot down notes whatever the county has to say)	Mobile home is allowed
Are tiny houses or small cabins allowed in the property? Yes/ No (Please ask if there are restrictions.) Yes/No	Yes
Is there a total size restriction for any structures on the lot? Yes/ No (Please jot down the notes from the county)	The maximum allowable density for residential development is one (1) unit per one (1) acre when connected to central potable water service. The maximum allowable density is one (1) unit per five (5) acres where central potable water is not available.
Are there any building height restrictions? (Yes/ No) How many ft... please take down notes from the county	50ft
What are the setbacks of the lot?	Single Family residential: 20 feet front 7.5ft side 15ft Rear
What is the minimum lot size to build on the property?	Property is already platted
Is there any time limit to build?	6 months
Is there a County or City Impact fee required to build and if so how much does this cost?	None
Is the property in a flood zone and if so what needs to be done to the lot in order to build?	Not in a flood zone area
Any other restrictions?	None
Is property in a Floodzone? (if yes add link to FEMA Website)	Zone X
Link to FEMA website	https://drive.google.com/drive/folders/1PzW3-sk1AsFJ-RHM4yn3qeYDRoCP55EN?usp=sharing
Is property wetland?	Not in wetlands
Link to Wetland website	https://drive.google.com/drive/folders/1PzW3-sk1AsFJ-RHM4yn3qeYDRoCP55EN?usp=sharing

County Operator Details who Confirmed the Information:	Walton County Planning: (850) 267-1955
UTILITIES DATA	
QUESTION/S	DATA
Is the property located inside or outside the city limit? Notes: If Inside City: It means water and sewer is provided by the city (You need to confirm it) If Outside City: It considered under County, means water can be built through deep well (You need to confirm it)	County
Does the property have water connected? (Yes, No, Waterline on the street/road or Do Not Know)	Not yet connected but available in the area
If YES... (Put the company name and the phone number of the provider)	Mossy Head Water Work: +18508926154
If it's in the area (Put the street name where the main water line is located.)	Co Hwy 1087, Defuniak Springs, FL 32433, United States
If NO: (Ask if we do we have to dig a well, or, is there any utility company who provides water in the area where the property is located.)	N/A
How much will it cost (setup cost) to have a water connection?	Buyer needs to gather information
Does the property currently have Sewer or septic? (Confirm If Sewer or Septic is on Site: Select either; Sewer, Septic, or None)	Septic is needed
If YES (confirm if it's a SEWER or SEPTIC: Is it provided by the county / city or private company?)	Private company
Please ask the details of the Company Name & the Contact information (Call and Confirm if it's the right company)	Madden Septic: +18506525005
If NO: Do we need to install septic? (YES/NO) or a septic system is already installed in the property?	would need to install septic system
If the septic system has to be installed, (Ask if we need to percolate the soil?)	Yes
How much will it cost (setup cost) to have sewer connection or septic installed?	Estimated cost: \$450
Does the property currently have electricity connected? (Yes, No or Do Not Know)	Not yet connected but available in the area

What is the electric company name (Confirm If there is Electric company Service in the area - Select either City, Community, None etc.)	Choctawhatchee Electric Co-Op (CHELCO) Operations Center: +18508922111
How much will it cost (setup cost) to have a power connection?	Buyer needs to gather information Need a site visit first
What type of gas does this area service? (Propane gas/Natural gas/ tank gas/etc)	Propane gas Suburban Propane: +18504774733
For waste.... Will the county or city pick up the trash?	Private company
If YES... Get the details of the company name and contact information for that service in the area... NOTE: If NO, (Ask if it's the responsibility of the property owner.)	Hall's Junk Removal, LLC Dumpster Rental: +18504198227
County Operator who Confirmed the Information:	
GENERAL DD NOTES FROM LM TEAM:	
DISCLAIMER	
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.	