



DISCOUNTLANDMARKET

LAND DATA	
QUESTION/S	DATA
APN / Parcel #:	28-6N-27-0000-00220-0000
Lot Count:	1
Account # or GEO #:	286N270000002200000
Property Address:	Little Paul Ln, Jay, FL 32565
If No Address or 0 address: Closest Property with Numbered Address	8862 Little Paul Ln, Jay, FL 32565
County:	Santa Rosa
State:	FL
Lot Number:	2
Legal Description:	COM NW COR OF E2 OF LT 2 THN S3* 521.5 FT TO POB THN E 668.4FT THN S3* 109 FT THN W 668.4THN NLY 45 FT +/- TO POB ASDES IN OR 2880 PG 1995
Parcel Size:	1.68
Subdivision:	N/A
Approximate Dimensions:	675.85 feet North 41.46 feet West 110.13 feet East 676.14 feet South
GPS Center Coordinates (Approximate):	30.997, -86.9411
GPS Corner Coordinates (Approximate):	30.997104068423024, -86.94228154562084 30.996976466235306, -86.94228831200002 30.996788637709102, -86.94015079815746 30.997088309833448, -86.94014177631858
Google map link:	https://goo.gl/maps/ViuGwkmT6nm8ngCb6
Elevation:	210.0 feet
Market Value:	\$10,000
Access to the property? (Dirt/ Paved/ Plated but not Built/ No Roads (Land Lock) or Other)	Dirt - https://drive.google.com/file/d/1Wfa8mmt4ZgS1rWcjQGdj09aEsDKhEE7K/view?usp=sharing
If others, please specify:	There is nearby road to the closest property (8862 Little Paul Ln, Jay, FL 32565, USA)
Is there a Structure (Yes or No (If Yes: Explain)	No
Property miscellaneous images	N/A
YouTube Link:	N/A

ADDITIONAL LAND INFO	
QUESTION/S	DATA
Closest major city:	Fort Walton Beach, FL - 1 hr 20 min (61.8 miles)
Closest small town:	Holley, FL -1 hr 2 min (53.6 miles)
Nearby attractions:	Gulf Breeze Zoo - 1 hr 13 min (57.9 miles) Navarre Beach Marine Science Station - 1 hr 14 min (60.3 miles) Navarre Beach Sea Turtle Conservation - 1 hr 13 min (60.2 miles) Navarre Beach - 1 hr 13 min (60.1 miles) Gulfarium Marine Adventure Park- 1 hr 24 min (63.6 miles) Navarre Park - 1 hr 9 min (58.6 miles) Wild Willy's Adventure Zone - 1 hr 29 min (63.7 miles) Heritage Park and Cultural Center - 1 hr 27 min (62.8 miles)
COUNTY DATA	
QUESTION/S	DATA
Assessor Website	https://www.srcpa.org/Home/Search/?dest=Search
Assessor Contact	(850) 983 - 1880
Treasurer Website	https://santarosa.county-taxes.com/public
Treasurer Contact	(850) 983 - 1800
Recorder/Clerk Website	https://acclaim.srccol.com/AcclaimWeb/
Recorder/Clerk Contact	(850) 983 - 1966
Zoning or Planning Department Website	https://www.santarosa.fl.gov/175/Planning-Zoning
Zoning or Planning Department Contact	850-981-7000
County Environmental Health Department Website	http://santarosa.floridahealth.gov/contact-us/index.html
County Environmental Health Department Contact	850-983-5210
GIS Website	https://srcpa.gov/Map/
CAD Website	https://srcpa.gov/Parcel/Index2?parcel=02-1N-28-2410-00500-0010
Electricity Company Name & Phone Number	Escambia River Electric Co-Op: +18506754521
Water Company Name & Phone Number	Berrydale Water System Inc: +18506756086
Sewer Company Name & Phone Number	Berrydale Water System Inc: +18506756086
Gas Company Name & Phone Number	Florida Gas Transmission Co: +18506754495
Waste Company Name & Phone Number	Santa Rosa County - Jay Transfer Station: +18506754054
TAX DATA	
QUESTION/S	DATA
Are the taxes of this property current or delinquent? (If Current, then means no back taxes), (If Delinquent, just	Current

put delinquent and ask the next question below.)	
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)	\$99.72 (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)	Unknown
How much is the annual HOA due?	N/A
Are there any HOA dues? If yes, how much is the total amount owed?	N/A
County Operator Details who Confirmed the Information:	
ZONING DATA	
QUESTION/S	DATA
What is the zoning of the property? (Residential/Commercial/Agricultural/etc)	AG-RR - Rural Residential Agriculture
Terrain type? (Is it flat /slope/etc)	Cannot determine the terrain type but as per the county report says the soil is 5% slope
Property use code?	AG-RR
Is the land cleared? (Yes/No)	No, it's wooded
Is the property buildable? (Yes/ No/Maybe/ etc.. write whatever the county has to say)	This lot meets the current size requirements
What can be built on the property? (Different types of homes that we can build on the lots.)	Commercial Agriculture Community Gardens Dog Kennels for breeding Dog Boarding and Grooming Horse Farms Manufactured homes Mobile homes Modular homes Non Commercial Agriculture Poultry Farms
Can we camp on the property? (If we buy this property can the owner camp there?) Yes/No	Yes
Notes on Camping (please take note of the allowed time for camping or whatever the county has to say)	Camping is allowed

Are RV's allowed on the property? (Please ask if there are any restrictions.) Yes/ No	Yes
Note's on RV's (jot down notes whatever the county has to say)	RV is allowed
Are Mobile homes allowed on the property? (Please ask if there is restrictions.) Yes/No	Yes
Notes on mobile homes (jot down notes whatever the county has to say)	Mobile homes are allowed
Are tiny houses or small cabins allowed in the property? Yes/ No (Please ask if there is 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)	None
Are there any building height restrictions? (Yes/ No) How many ft... please take down notes from the county	35ft
What are the setbacks of the lot?	"25ft front 35ft Front Setback on a residential Collector street 25ft rear "
What is the minimum lot size to build on the property?	None
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?	Fee Schedule
Is the property in a flood zone and if so what needs to be done to the lot in order to build?	Zone X
Any other restrictions?	None
Is property in a Floodzone? (if yes add link to FEMA Website)	Not in the flood zone area
Link to FEMA website	https://msc.fema.gov/portal/search?AddressQuery=-76.721703%20%2C%2034.753164#searchresultsanchor
Is property wetland? (if yes add link to Wetland Website)	None
Link to Wetland website	N/A
County Operator Details who Confirmed the Information:	Shawn Ward <ShawnW@santarosa.fl.gov>
UTILITIES DATA	
QUESTION/S	DATA
Is the property in the city or MUD district? (Please refer to FEMA) Note: MUD (Mixed Used Development) meaning it's a a zoning type that blends residential, commercial, cultural, institutional, or entertainment uses into one space.	Products for SANTA ROSA COUNTY UNINCORPORATED AREAS

<p>Is the property located inside or outside city limit?</p> <p>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)</p>	County
<p>Does the property have water connected? (Yes, No, Waterline on the street/road or Do Not Know)</p>	Well is needed
<p>If YES... (Put the company name and the phone number of the provider)</p>	N/A
<p>If it's in the area (Put the street name where the main water line is located.)</p>	Cannot determine where the main waterline is located
<p>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.)</p>	As per the Public works, this property would need to have a well
<p>How much will it cost (setup cost) to have water connection?</p>	N/A
<p>Does the property currently have Sewer or septic? (Confirm If Sewer or Septic is on Site: Select either; Sewer, Septic, or None)</p>	Septic is needed
<p>If YES (confirm if it's a SEWER or SEPTIC: Is it provided by the county / city or private company?)</p>	N/A
<p>Please ask the details of the Company Name & the Contact information(Call and Confirm if it's the right company)</p>	N/A
<p>If NO: Do we need to install septic? (YES/NO) or a septic system is already installed in the property?</p>	As per the Public works, this property would need to have septic system
<p>If the septic system has to be installed, (Ask if do we need to percolate the soil?)</p>	Yes
<p>How much will it cost (setup cost) to have sewer connection or septic installed?</p>	N/A
<p>Does the property currently have electricty connected? (Yes, No or Do Not Know)</p>	Yes
<p>What is the electric company name (Confirm If there is Electric company Service in the area - Select either City, Community, None etc.)</p>	Escambia River Electric Co-Op: +18506754521
<p>How much will it cost (setup cost) to have power connection?</p>	Membership Fee \$5 Connect Fee \$25
<p>What type of gas does this area service? (Propane gas/Natural gas/ tank gas/etc)</p>	As per the coutny No gas
<p>For waste.... Will the county or city pick up the trash?</p>	As per the county 2 waste service is available, Adam's Sanitation and Waste prop

<p>If YES... Get the details of the company name and contact information that service in the area...</p> <p>NOTE: If NO, (Ask if it's responsibility of the property owner.)</p>	<p>Adams Sanitation: +18505373282 Waste Pro USA : +18506898600</p>
<p>County Operator who Confirmed the Information:</p>	
<p>GENERAL DD NOTES FROM LM TEAM:</p>	
<p>DISCLAIMER</p>	
<p>The buyer is responsible for verifying all information with the County as to what can and can't 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 serviced on the property. The seller makes no warranties or representations about the land, its condition, or what can be built on the property.</p>	