

LOT 7 HS P-5-6-M-4
A PARCEL IN THE NW CORNER OF
THE NE 1/4 OF HS 7 AND INTO

BREWER DARREL R JR/BREWER KATRINA
70 WAKULLA BEACH RD
CRAWFORDVILLE, FL 32327

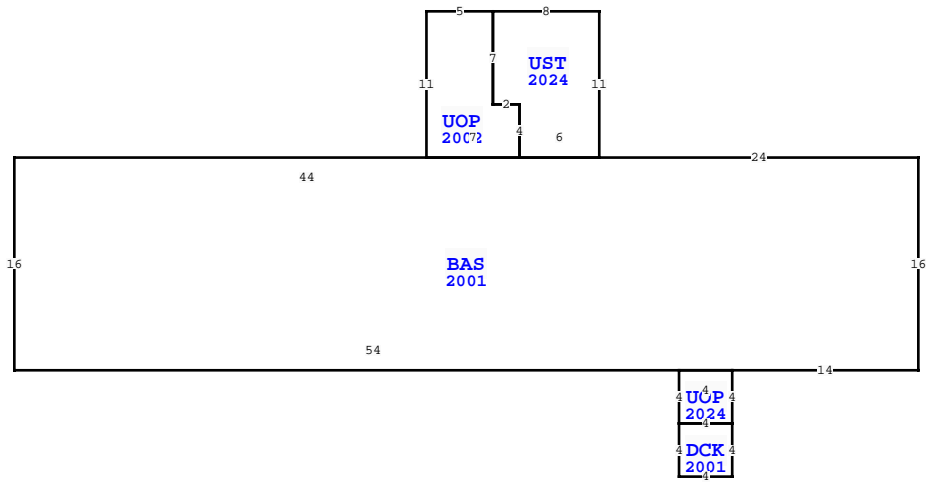
2024

00-00-007-000-06297-006



| BUILDING CHARACTERISTICS | |
|--------------------------|-------------------|
| ELEMENT | CD |
| Foundation | 01 WOOD FRAME 100 |
| Frame | 02 WOOD FRAME 100 |
| Exterior Wall | 30 VINYL 100 |
| Roof Structur | 03 GABLE/HIP 100 |
| Roof Cover | 03 COMP SHNGL 100 |
| Interior Wall | 05 DRYWALL 100 |
| Interior Floo | 08 SHT VINYL 50 |
| Interior Floo | 14 CARPET 50 |
| Heating Type | 04 AIR DUCTED 100 |
| Air Condition | 03 CENTRAL 100 |
| Bedrooms | 2 100 |
| Bathrooms | 2 100 |
| Stories | 1. 1. 100 |
| Class | 00 N/A 100 |
| Units | 0 100 |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|------------------------------------------------------------|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|--|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | |
| 0200 | 02 | 1,154 | 112.5000 | 78.75 | 90,878 | 1995 | 1995 | 0 | 0 | 48.00 | 52.00 | | |
| 2 MOBILE HOM 100% - 2020 Heated Area: 1088 HX Base Yr 2020 | | | | | | | | | | | | | |



| Quality | | 03 AVERAGE | | | |
|------------------|------------------|------------------|------|--------------|----------------------|
| DOR CODE | | 0200 MOBILE HOME | | | |
| MAP NUM | 1 | MKT AREA | 01 | | |
| NEIGHBORHOOD/LOC | | 000 1.00/ | | | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
| BAS | 1,088 | 100 | 2001 | 1,088 | 44,554 |
| DCK | 16 | 10 | 2001 | 2 | 82 |
| UOP | 63 | 25 | 2002 | 16 | 655 |
| UOP | 16 | 25 | 2024 | 4 | 164 |
| UST | 80 | 55 | 2024 | 44 | 1,802 |
| TOTALS | 1,263 | | | 1,154 | 47,257 |

70 WAKULLA BEACH RD, CRAWFORDVILLE

| | | | | |
|----------|------------|------|-----------|------------|
| BLD DATE | 02/07/2018 | RTSR | LGL DATE | |
| XF DATE | 02/07/2018 | RTSR | LAND DATE | 02/07/2018 |
| INC DATE | | | AG DATE | |

| WAKULLA COUNTY PROPERTY | | | |
|---------------------------------------------------|-------------|--------------|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 2 |
| VALUATION BY | | STANDARD | |
| Tax Group: 3 | | Tax Dist: | |
| BUILDING MARKET VALUE | | 80,787 | |
| TOTAL MARKET OB/XF VALUE | | 2,457 | |
| TOTAL LAND VALUE - MARKET | | 37,500 | |
| TOTAL MARKET VALUE | | 120,744 | |
| SOH/AGL Deduction | | 56,639 | |
| ASSESSED VALUE | | 64,105 | |
| TOTAL EXEMPTION VALUE | | HX HB 39,105 | |
| BASE TAXABLE VALUE | | 25,000 | |
| TOTAL JUST VALUE | | 120,744 | |
| NCON VALUE | | 4,167 | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | | 94,229 | |
| FR 5YR CK, PU NEW TRAV, DEMO/PU XFOBS, PU BULDG 2 | | | |
| FRAMING INSP FAILED OCT 23 | | | |
| PORT APPLIED FROM 06297-005 2019 VALUE | | | |
| LATE, 2020 HX APPLIED - BREWER | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
| B21-001214 | SFD | 0 | 12/09/2021 |
| 17000932 | SHED-CO | 0 | 07/13/2017 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-------|-------|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 1067/0750 | 3/23/2018 | WD U | | I | 12 | 100 |
| GRANTOR: WILMINGTON SAVINGS FU | | | | | | |
| GRANTEE: BREWER DARRELL R JR | | | | | | |
| 1041/0155 | 7/13/2017 | WD U | | I | 12 | 100 |
| GRANTOR: WILMINGTON SAVINGS FU | | | | | | |
| GRANTEE: WILMINGTON SAVINGS | | | | | | |

| 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 | 0211 | CONCRETE W | 0 | 100 | 12 | 3 | 36.00 | SF | 6.00 | 6.00 | 100 | 2002 | 2002 | 3 | 20 | | 43 |
| 5 | 0125 | MTL/VYL AC | 0 | 100 | 0 | 0 | 56.00 | LF | 19.00 | 19.00 | 100 | 2002 | 2002 | 3 | 20 | | 213 |
| 9 | 0620 | WOOD UTL B | 0 | 100 | 8 | 12 | 96.00 | SF | 6.00 | 6.00 | 100 | 2024 | 2020 | AV | 89 | | 513 |
| 10 | 0955 | PRIVACY FE | 0 | 100 | 0 | 0 | 116.00 | LF | 15.00 | 15.00 | 100 | 2024 | 2020 | AV | 97 | | 1,688 |

| BUILDING NOTES | | | | | | | | | | | | | |
|----------------|--|--|--|--|--|--|--|--|--|--|--|--|--|
| | | | | | | | | | | | | | |

| BUILDING DIMENSIONS | | | | | | | | | | | | | |
|---------------------------------------------------|--|--|--|--|--|--|--|--|--|--|--|--|--|
| BAS=[YR=2001;ORIG=0,0] W24 W44 S16 E54 E14 N16 \$ | | | | | | | | | | | | | |
| UOP=[YR=2002;ORIG=-30,0] N4 W2 N7 W5 S11 E7 \$ | | | | | | | | | | | | | |
| DCK=[YR=2001;ORIG=-18,20] S4 E4 N4 W4 \$ | | | | | | | | | | | | | |
| UST=[YR=2024;ORIG=-24,-11] W8 S7 E2 S4 E6 N11 \$ | | | | | | | | | | | | | |
| UOP=[YR=2024;ORIG=-18,16] E4 S4 W4 N4 \$ | | | | | | | | | | | | | |

| 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 | 000201 | C | MH | 100 | | | 0.00 | 0.00 | 5.00 | AC | | 1.00 | 1.00 | 1.00 | 7,500.00 | 7,500.00 | 37,500 | | | | | | | |

