



BUILDING CHARACTERISTICS		CONSTRUCTION	
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	03	FORCED AIR	100
Air Condition	03	CENTRAL	100
Bedrooms		2	100
Bathrooms		1	100
Stories	1.	1.	100
Class	00	N/A	100
Units		0	100
Quality	03	AVERAGE	
DOR CODE	0200	MOBILE HOME	
MAP NUM	4	MKT AREA	10
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	672	100	2003
UOP	576	25	2010
TOTALS	1,248		

MARKET ADJUSTMENTS																										
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND															
1	MOBILE HOM	100%	- 2019	76.65	62,546	2003	2003	0	0	40.00	60.00															
				Heated Area: 672			HX Base Yr 2019																			
<div style="border: 1px solid black; padding: 5px;"> <p style="text-align: center;">BAS 2003</p> <p style="text-align: center;">UOP 2010</p> </div>																										
<table border="1" style="width: 100%;"> <thead> <tr> <th>BLD DATE</th> <th>06/19/2017</th> <th>RTJ/T</th> <th>LGL DATE</th> <th></th> </tr> </thead> <tbody> <tr> <td>XF DATE</td> <td>06/19/2017</td> <td>RTJ/T</td> <td>LAND DATE</td> <td>06/19/2017 RTJ/T</td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> </tr> </tbody> </table>												BLD DATE	06/19/2017	RTJ/T	LGL DATE		XF DATE	06/19/2017	RTJ/T	LAND DATE	06/19/2017 RTJ/T	INC DATE			AG DATE	
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WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		37,528	
TOTAL MARKET OB/XF VALUE		35,075	
TOTAL LAND VALUE - MARKET		20,000	
TOTAL MARKET VALUE		92,603	
SOH/AGL Deduction		3,203	
ASSESSED VALUE		89,400	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		39,400	
TOTAL JUST VALUE		92,603	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		86,796	
FR 5 YR CK, CH INTW, CH XFOB, PU XFOB			
DC OR 1296 P 393 WILLIAM BOWMAN			
BAYOU RD			
REMOVED WILLIAM BOWMAN SS#, HAS HX AT 62			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2010969	POLE BARN	0	09/21/2010
2009313	POLE BARN-CO	0	04/21/2009
30099	A/C	0	04/16/2003
30068	SWMH	0	04/09/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1367/0317	7/02/2025	QC	U	I	11	4,000
GRANTOR: BOWMAN STEPHEN T						
GRANTEE: CHAMPIONS REAL ESTA						
1093/0687	12/04/2018	QC	U	I	30	100
GRANTOR: BOWMAN JAMES SCOTT &						
GRANTEE: BOWMAN STEPHEN T &						

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	0700	PORT BLDG	0	100	6	8			8.00	100	2003	2003	3	60	230	
2	0170	GARAGE UNF	0	100	24	36	SF	25.00	25.00	100	2009	2009	3	72	15,552	
3	0210	CONCRETE D	0	100	48	12	SF	6.00	6.00	100	2009	2009	3	39	1,348	
4	0051	CARPORT UN	0	100	36	12	SF	12.00	12.00	100	2010	2010	3	74	3,836	
5	0051	CARPORT UN	0	100	36	12	SF	12.00	12.00	100	2010	2010	3	74	11,508	
6	0030	BARN, POLE	0	100	14	48	SF	9.00	9.00	100	2010	2010	3	43	2,601	
TOTALS															35,075	

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	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000							