



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	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Class	00	N/A	100
Units		0	100
Quality	08	FAIR	
DOR CODE	0200	MOBILE HOME	
MAP NUM	4	MKT AREA	10
NEIGHBORHOOD/LOC	999.00	1.25/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	2,071	100	1996
DCK	320	10	1999
DCK	20	10	2007
DCK	20	10	2007
TOTALS	2,431		

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%	- 2023									
				Heated Area: 2071				HX Base Yr 2023				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE							
BAS	2,071	100	1996	2,071	92,925							
DCK	320	10	1999	32	1,436							
DCK	20	10	2007	2	90							
DCK	20	10	2007	2	90							
TOTALS	2,431			2,107	94,541							

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		94,541	
TOTAL MARKET OB/XF VALUE		3,341	
TOTAL LAND VALUE - MARKET		34,950	
TOTAL MARKET VALUE		132,832	
SOH/AGL Deduction		37,625	
ASSESSED VALUE		95,207	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		45,207	
TOTAL JUST VALUE		132,832	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		92,434	
5 YR PRCL CK, N/C			
XFOB LN 4, DEL XFOB LN 5			
5 YR PRCL CH, PU FNDN & FRME, CHG QUAL, PU			
PRCL:0:2: SOH TO PORT			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20071514	A/C	0	10/23/2007
20071341	TWMH-CO	0	10/05/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1296/0084	12/30/2022	QC	U	I	11	100,700
GRANTOR: ATKINSON WILLIAM D M						
GRANTEE: AYERS HADEN ALLEN &						
0741/0798	12/10/2007	WD	Q	I	01	100
GRANTOR: HARVEY CHARLES B AS T						
GRANTEE: ATKINSON WILLIAM D						

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
1	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	100	1996	1996
2	0210	CONCRETE D	0	100	27	27	729.00	SF	6.00	100	2008	2008
3	0770	PUMP HOUSE	0	100	6	6	36.00	SF	5.00	100	2008	2008
4	0700	PORT BLDG	0	100	12	16	192.00	SF	8.00	100	2008	2008

TOTAL OB/XF												
3,341												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT FACT
1	000201	C	MH	100		RR1	0.00	0.00	2.33	AC		1.00

BUILDING NOTES												
BUILDING DIMENSIONS												
BAS=[YR=1996] W18 DCK=[YR=1999] N16 W20 S16 E20\$ W25 S13 W13 S27 E16 DCK=[YR=2007] S4 E5 N4 W5\$ E40 N23 DCK=[YR=2007] E4 N5 W4 S5\$ N17\$.												

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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		RR1	0.00	0.00	2.33	AC		1.00	1.00	1.00	15,000.00	15,000.00	34,950							