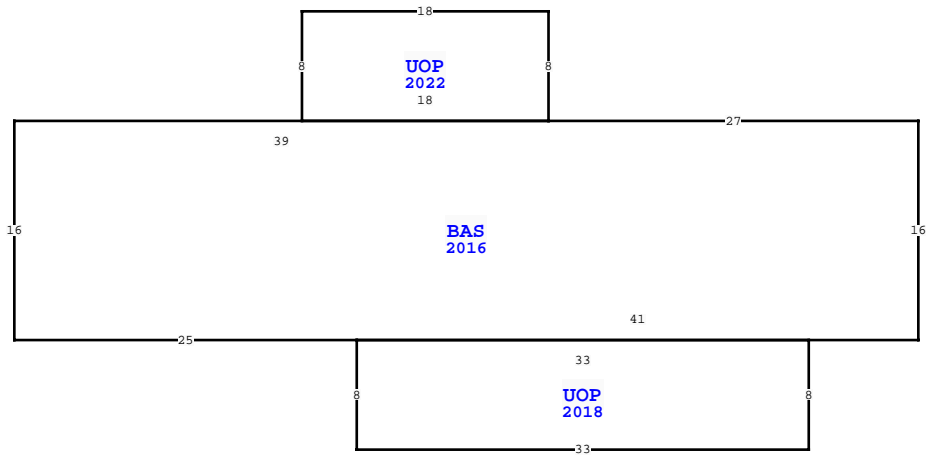




BUILDING CHARACTERISTICS					
ELEMENT	CD				
Foundation	01 WOOD FRAME 100				
Frame	02 WOOD FRAME 100				
Exterior Wall	26 AL SIDING 100				
Roof Structur	03 GABLE/HIP 100				
Roof Cover	01 MINIMUM 100				
Interior Wall	05 DRYWALL 100				
Interior Floo	08 SHT VINYL 50				
Interior Floo	10 LAMINATED 50				
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				
Quality	02 BELOW 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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,056	100	2016	1,056	32,904
UOP	264	25	2018	66	2,057
UOP	144	25	2022	36	1,122
TOTALS	1,464			1,158	36,081

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% - 2016		59.92	69,387	1995	1995	0	0	48.00	52.00
Heated Area: 1056 HX Base Yr 2016											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY	STANDARD		
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			36,081
TOTAL MARKET OB/XF VALUE			8,364
TOTAL LAND VALUE - MARKET			23,100
TOTAL MARKET VALUE			67,545
SOH/AGL Deduction			15,723
ASSESSED VALUE			51,822
TOTAL EXEMPTION VALUE	VX HX HB		31,822
BASE TAXABLE VALUE			20,000
TOTAL JUST VALUE			67,545
NCON VALUE			0
INCOME VALUE			0
PREVIOUS YEAR MKT VALUE			60,962
SENIOR EXEMPTION REMOVED GRANTED IN ERROR IN 2018,			
FR PRMT CK, PU NEW TRV, PU XFOB. CC 02/2022			
5 YR PRCL CH, PU CORR TRAV, PU XFOB LN 2-3			
ADD SX/LATE FILE/2018/INGLE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000495	PORCH	0	05/04/2021
18000994	SHED	0	10/08/2018
16000174	MH SETUP-CO	0	02/29/2016
15001148	SAFETY INSP	0	12/18/2015

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0985/0243	11/13/2015	WD	Q	I	01	20,000
GRANTOR: IRONS MICHAEL						
GRANTEE: INGLE CHARLES						
0954/0701	11/05/2014	TD	U	I	11	5,500
GRANTOR: CLERK OF COURT TAX DE						
GRANTEE: IRONS MICHAEL						

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	0940	OPEN SHED	0 100	10	10	100.00	SF	4.00	4.00	100	2016	2016	3	72	288	
2	0050	CARPORT UN	0 100	14	29	406.00	SF	9.00	9.00	100	2017	2017	3	88	3,216	
3	0700	PORT BLDG	0 100	13	16	208.00	SF	8.00	8.00	100	2018	2018	3	90	1,498	
4	0050	CARPORT UN	0 100	14	29	406.00	SF	9.00	9.00	100	2019	2019	3	92	3,362	
TOTALS															8,364	

LAND DESCRIPTION																								
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	3.08	AC		1.00	1.00	1.00	7,500.00	7,500.00	23,100							