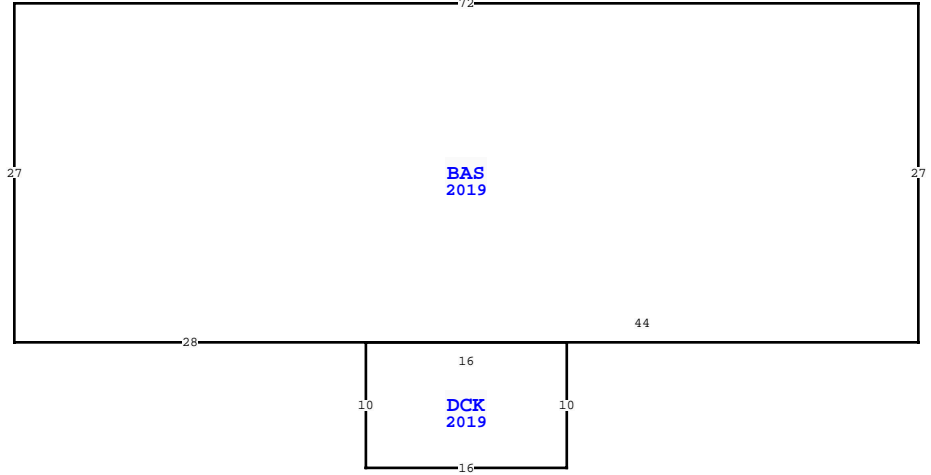




BUILDING CHARACTERISTICS					
ELEMENT	CD				
Foundation	01 WOOD FRAME 100				
Frame	02 WOOD FRAME 100				
Exterior Wall	30 VINYL 100				
Roof Structure	03 GABLE/HIP 100				
Roof Cover	03 COMP SHNGL 100				
Interior Wall	05 DRYWALL 100				
Interior Floor	08 SHT VINYL 50				
Interior Floor	14 CARPET 50				
Heating Type	04 AIR DUCTED 100				
Air Condition	03 CENTRAL 100				
Bedrooms	4 100				
Bathrooms	2 100				
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 01				
NEIGHBORHOOD/LOC	000 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,944	100	2019	1,944	80,457
DCK	160	10	2019	16	662
TOTALS	2,104			1,960	81,120

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HOM	50%	- 2020		Heated Area: 1944					HX Base Yr 2020	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			81,120
TOTAL MARKET OB/XF VALUE			2,043
TOTAL LAND VALUE - MARKET			24,450
TOTAL MARKET VALUE			107,613
SOH/AGL Deduction			13,563
ASSESSED VALUE			94,050
TOTAL EXEMPTION VALUE	HA HAB	25,000	
BASE TAXABLE VALUE			69,050
TOTAL JUST VALUE			107,613
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			88,310
SSN (DANIELE HANCOCK) INCARCERATED			
DO NOT OWN AS JTRS. UNABLE TO GET SPOUSE			
ADD HA FOR 2020- HANCOCK, CLIFF (50% INT) ,			
L/M NEED SS# FOR DANIELLE TO PROCESS HX.			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19000020	MH-CO	0	01/07/2019

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1276/0895	8/03/2022	QC	U	V	30	100
GRANTOR: HANCOCK VANESSIA JOIN						
GRANTEE: HANCOCK CLIFF						
1061/0640	1/29/2018	QC	U	V	30	100
GRANTOR: JOINER VANESSIA J						
GRANTEE: HANCOCK CLIFF & VAN						

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	0130	FIRE PLACE	0	50	0	0	1.00	UT	1,300.00	1,300.00	100	1998	1998	3	55	715	
2	0700	PORT BLDG	0	50	6	8	48.00	SF	8.00	8.00	100	2000	2000	3	57	219	
3	0610	VINYL UTL	0	50	14	66	924.00	SF	6.00	6.00	100	1998	1998	3	20	1,109	

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2019] W72 S27 E28 DCK=[YR=2019] S10 E16 N10 W16\$ E44 N27\$.

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	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	50			0.00	0.00	3.26	AC		1.00	1.00	1.00	7,500.00	7,500.00	24,450							