WAKULLA GARDENS UNIT 3
BLOCK 14 LOT 20 & 21
OR 10 P 50 OR 243 P 435

FINCH CHRISTINA L/FINCH MICHAEL J
17 YUMA STREET
CRAWFORDVILLE, FL 32327

2024

00-00-043-010-08631-000

WAKULLA COUNTY PROPERTY

BUILDING CHARACTERISTICS

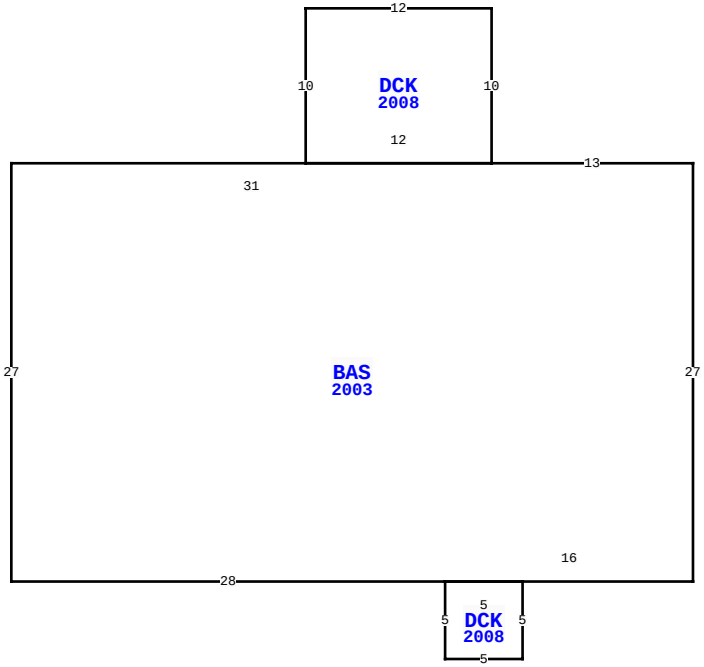
ELEMENT	CD	CONSTRUCTION
Foundation	01	WOOD FRAME 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		2 100
Bathrooms		2 100
Stories	1.	1. 100
Class	00	N/A 100
Units		0 100
Quality	08	FAIR
DOR CODE	0200	MOBILE HOME
MAP NUM	4	MKT AREA 10
NEIGHBORHOOD/LOC	10.00	1.20/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,188	100	2003	1,188	60,623
DCK	25	10	2008	2	102
DCK	120	10	2008	12	613
TOTALS	1,333			1,202	61,338

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	1,202	101.2500	85.05	102,230	2003	2003	0	0	0	40.00	60.00

1 MOBILE HOM 100% - 2011 Heated Area: 1188 HX Base Yr 2011



BLD DATE	08/03/2018	RTJT	LGL DATE
XF DATE	08/03/2018	RTJT	LAND DATE 01/03/2018 JBHC
INC DATE			AG DATE

17 YUMA ST, CRAWFORDVILLE

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		61,338
TOTAL MARKET OB/XF VALUE		474
TOTAL LAND VALUE - MARKET		15,300
TOTAL MARKET VALUE		77,112
SOH/AGL Deduction		34,711
ASSESSED VALUE		42,401
TOTAL EXEMPTION VALUE	HX HB	25,000
BASE TAXABLE VALUE		17,401
TOTAL JUST VALUE		77,112
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		57,534

FR 5YR PRCL CK - CH QUAL TO FAIR
5 YR PRCL CK, N/C
DMV VERIFICATION. MICHAEL IS REMARRIED
CHG OF ADDR USPS FORM 3547 IS MICHAELS PER

PERMIT NUM	DESCRIPTION	AMT	ISSUED
2008188	DCK ON MH	0	02/29/2008

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0825/0537	5/06/2010	WD	Q	I	01	75,000
GRANTOR: DUNMIER THOMAS O						
GRANTEE: FINCH MICHAEL J & C						
0737/0056	11/30/2007	WD	Q	I		65,000
GRANTOR: CASE LINNEA K						
GRANTEE: DUNMIER THOMAS O						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003] W13 DCK=[YR=2008] N10 W12 S10 E12$ W31 S27 E28 DCK=[YR=2008] S5 E5 N5 W5$ E16 N27$.

EXTRA FEATURES

LN	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	8	10	80.00	SF	8.00	8.00	100	2010	2010	3	74	474	

LAND DESCRIPTION

TOTAL OB/XF 474

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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			150.00	100.00	2.00	LT		1.00	1.00	1.00	7,650.00	7,650.00	15,300							

REVIEW DATE 10/27/2022 BY FRLH Total Acres: 0.34 Total Land Value: 15,300 Market: 0 Agricultural: 0 Common: 15,300 PRINTED 06/24/2026 BY SYS