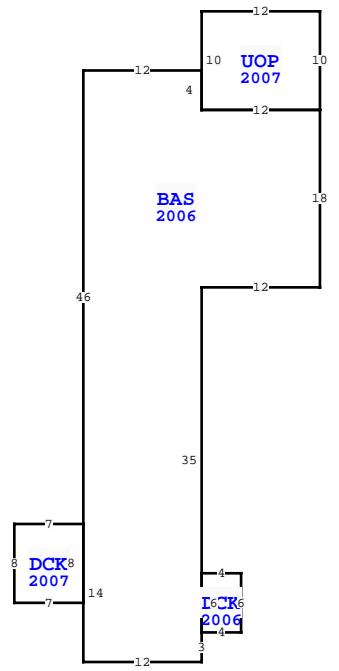




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	01	MINIMUM	100
Roof Structure	01	FLAT	100
Roof Cover	01	MINIMUM	100
Interior Wall	05	DRYWALL	100
Interior Floor	08	SHT VINYL	50
Interior Floor	14	CARPET	50
Heating Type	03	FORCED AIR	100
Air Condition	02	WINDOW	100
Bedrooms		3	100
Bathrooms		1	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	10.00		1.20/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	936	100	2006
DCK	24	10	2006
DCK	56	10	2007
UOP	120	25	2007
TOTALS	1,136		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MOBILE HOM	0%	- 0	50.74	49,421	1980	1980	0	0	60.00	40.00	Heated Area: 936 HX Base Yr	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			19,768
TOTAL MARKET OB/XF VALUE			572
TOTAL LAND VALUE - MARKET			7,650
TOTAL MARKET VALUE			27,990
SOH/AGL Deduction			13,086
ASSESSED VALUE			14,904
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			14,904
TOTAL JUST VALUE			27,990
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			21,673
FR 5YR PRCL CK - PU XFOB LINE 2			
5 YR PRCL CK, N/C			
2017 TRIM RETURNED/UTF			
PU XFOB LN 1			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
30363	RENOV/SWMH	0	06/10/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1217/0571	7/01/2021	WD Q	Q	I	05	420,000
GRANTOR: REAGHALL INVESTMENTS						
GRANTEE: BULLDOG INVESTING L						
1204/0501	4/16/2021	WD Q	Q	I	05	217,000
GRANTOR: JANSHAW PROPERTIES LL						
GRANTEE: REAGHALL INVESTMENT						

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	0955	PRIVACY FE	0	0	0	50.00	LF	15.00	15.00	100	2007	2007	3	40	300	
2	0630	METAL UTL	0	0	4	40.00	SF	8.00	8.00	100	2019	2019	3	85	272	

BUILDING NOTES			
69 POWHATAN ST, CRAWFORDVILLE			

BUILDING DIMENSIONS			
UOP=[YR=2007] W12 S10 E12 BAS=[YR=2006] W12 N4 W12 S46			
DCK=[YR=2007] W7 S8 E7 N8\$ S14 E12 N3 DCK=[YR=2006] E4 N6 W4 S6\$ N35 E12 N18\$ N10\$.			

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	0			50.00	100.00	1.00	LT		1.00	1.00	1.00	7,650.00	7,650.00	7,650							