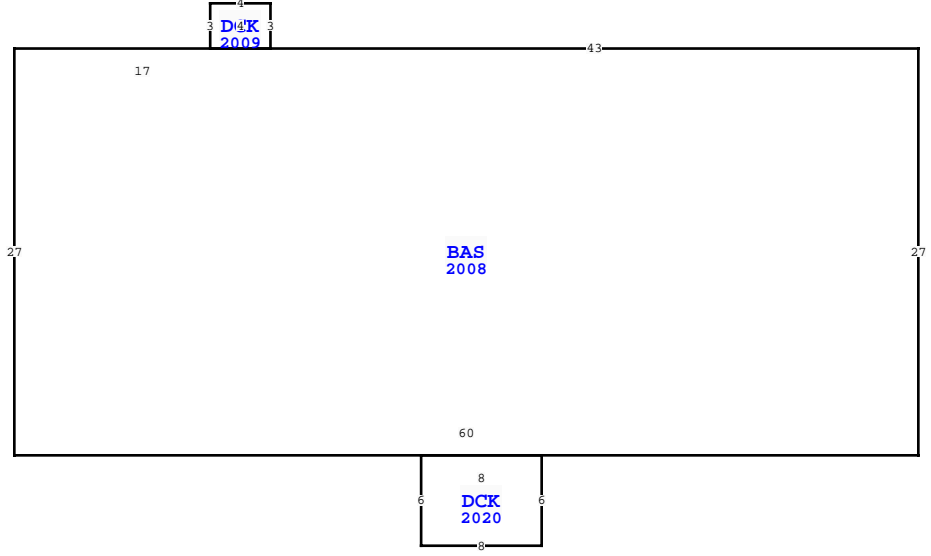




BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	30	VINYL	90
Exterior Wall	05	HARDIE BRD	10
Roof Structur	03	GABLE/HIP	100
Roof Cover	13	GALVALUM	100
Interior Wall	05	DRYWALL	100
Interior Floo	08	SHT VINYL	50
Interior Floo	14	CARPET	50
Heating Type	04	AIR DUCTED	100
Air Condition	03	CENTRAL	100
Bedrooms		4	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
BAS	1,620	100	2008
DCK	12	10	2009
DCK	48	10	2020
TOTALS	1,680		

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%	- 2021	84.75	137,804	2008	2012	0	0	22.00	78.00	Heated Area: 1620 HX Base Yr 2021	



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			107,487
TOTAL MARKET OB/XF VALUE			1,939
TOTAL LAND VALUE - MARKET			15,300
TOTAL MARKET VALUE			124,726
SOH/AGL Deduction			47,023
ASSESSED VALUE			77,703
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			27,703
TOTAL JUST VALUE			124,726
NCON VALUE			331
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			79,151
FR 5YR CK 3/1/23; PU EXW & NEW TRAV; CHG RCVR; EYB			
ADD HX FOR 2021-MCKENZIE			
AMENDED TRIM MAILED			
5 YR PRCL CK,N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19001504	SAFE INSP	0	11/25/2019
19001485	REPAIRS	0	11/22/2019
2008316	MECH-A/C	0	04/08/2008
2008298	DWMH-CO	0	04/03/2008

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1153/0460	5/15/2020	WD Q	I	I	01	108,000
GRANTOR: PLOUFFE JAMES & BROWN						
GRANTEE: MCKENZIE THOMAS C &						
1127/0790	10/11/2019	WD Q	I	I	01	25,500
GRANTOR: FADER ENTERPRISES LLC						
GRANTEE: PLOUFFE JAMES & BRO						

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	100	0	0		15.00	15.00	100	2009	2009	3	55	1,939	

TOTAL OB/XF													
1,939													

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=2008;ORIG=0,0] W43 W17 S27 E60 N27 \$													
DCK=[YR=2009;ORIG=-43,0] N3 W4 S3 E4 \$													
DCK=[YR=2020;ORIG=-33,27] E8 S6 W8 N6 \$													

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	100			53.00	110.00	2.00	LT		1.00	1.00	1.00	7,650.00	7,650.00	15,300										