



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
01	WOOD FRAME 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
13	GALVALUM 100				
05	DRYWALL 100				
08	SHT VINYL 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	2 100				
1.	1. 100				
00	N/A 100				
	0 100				
08	FAIR				
0200	MOBILE HOME				
4	MKT AREA		01		
10.00		1.20/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	924	100	2007	924	47,199
DCK	80	10	2023	8	409
USP	192	50	2023	96	4,904
TOTALS	1,196			1,028	52,511

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	88.07	90,536	2001	2001	0	0	42.00	58.00	Heated Area: 924 HX Base Yr 2021	

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		52,511	
TOTAL MARKET OB/XF VALUE		0	
TOTAL LAND VALUE - MARKET		15,300	
TOTAL MARKET VALUE		67,811	
SOH/AGL Deduction		19,451	
ASSESSED VALUE		48,360	
TOTAL EXEMPTION VALUE		30,000	
BASE TAXABLE VALUE		18,360	
TOTAL JUST VALUE		67,811	
NCON VALUE		5,311	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		48,259	
FR 5YR CK 2/27/23; PU XFOB & NEW TRAV			
QUALIFY FOR PORT PER DR501R PER LEON CO			
ADD HX & WX FOR 2021- KNUDSON, DOES NOT			
5 YR PRCL CK, CHG RCVR			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
31892	SWMH	0	06/02/2005

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1166/0463	8/21/2020	WD	Q	I	01	47,000
GRANTOR: 123XYZ LLC						
GRANTEE: KNUDSON ELIZABETH F						
1066/0589	3/16/2018	QC	U	I	11	100
GRANTOR: BRYANT JAMES & ELESHA						
GRANTEE: 123XYZ, LLC						

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	0605	PORT VINYL	0	100	7	12			84.00	SF	0.00				0.00	

BUILDING NOTES													
56 SOLOMAN DR, CRAWFORDVILLE													

BUILDING DIMENSIONS													
BAS=[YR=2007;ORIG=0,0] W37 W29 S14 E66 N14 \$													
USP=[YR=2023;ORIG=-53,-12] E16 S12 W16 N12 \$													
DCK=[YR=2023;ORIG=-20,14] E10 S8 W10 N8 \$													

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	100			0.00	0.00	2.00	LT		1.00	1.00	1.00	7,650.00	7,650.00	15,300							