

LOT 44 HS P-6-M-11  
IN SE 1/4 OF LOT 44 CONT 50 AC  
M/L LYING IN SE 1/4 OF HS 44

DOSKOCIL RYAN  
81 LOIS LANE  
CRAWFORDVILLE, FL 32327

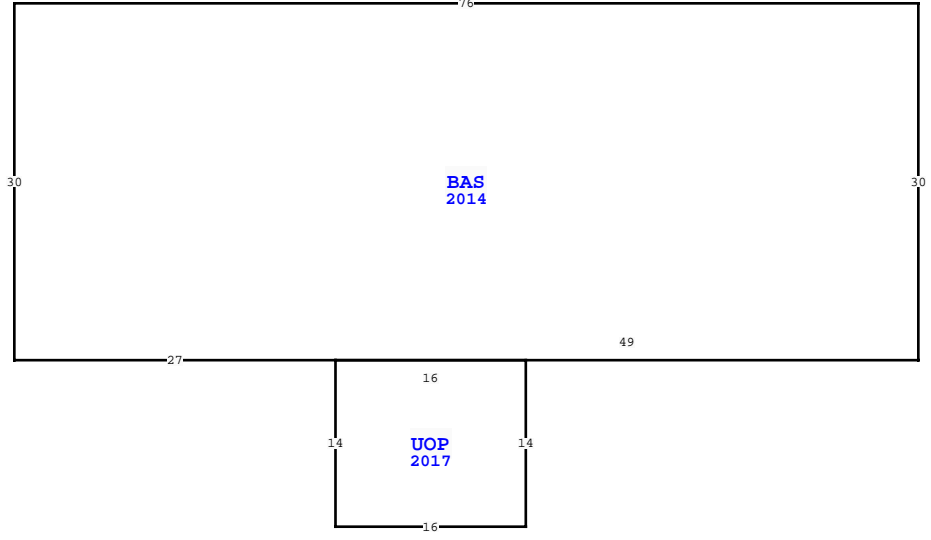
2024

00-00-044-000-09819-002



ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
01	WOOD FRAME 100				
02	WOOD FRAME 100				
03	VINYL 100				
03	GABLE/HIP 100				
12	MODULAR MT 100				
05	DRYWALL 100				
10	LAMINATED 100				
13	HEAT PUMP 100				
13	HEAT PUMP 100				
1.1	1.100				
00	N/A 100				
0	0 100				
03	AVERAGE				
0200	MOBILE HOME				
4	MKT AREA	08			
000	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100	2014	2,280	112,039
UOP	224	25	2017	56	2,752
TOTALS	2,504			2,336	114,791

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% - 2023		81.90	191,318	2003	2003	0	0	40.00	60.00
			Heated Area: 2280				HX Base Yr 2023				



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		114,791	
TOTAL MARKET OB/XF VALUE		12,543	
TOTAL LAND VALUE - MARKET		198,600	
TOTAL MARKET VALUE		325,934	
SOH/AGL Deduction		17,637	
ASSESSED VALUE		308,297	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		258,297	
TOTAL JUST VALUE		325,934	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		299,317	
PORT 50% 2022 VALES TO 02077-A27 MCKENZIE			
PORT TO 04939-019 S KING 50%			
2022 SOH RECALC CORRECTLY FOR PORT 2023			
2022 AG REMOVED NO RETURN CARD			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2014409	RE-ROOF	0	05/21/2014
2014278	MH SET-UP-CO	0	04/08/2014
201330	SAFETY INSPECTION	0	01/14/2013

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1272/0251	6/30/2022	WD	Q	I	01	305,000
GRANTOR: KING SARAH C & MCKENZ						
GRANTEE: DOSKOCIL RYAN						
0932/0712	2/07/2014	QC	U	I	30	100
GRANTOR: KING BRENDA S						
GRANTEE: KING SARAH C & MCKE						

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	0700	PORT BLDG	0 100	12	30	360.00	SF	8.00	8.00	100	1988	1988	3	45	1,296	
2	0700	PORT BLDG	0 100	12	20	240.00	SF	8.00	8.00	100	2000	2000	3	57	1,094	
3	0130	FIRE PLACE	0 100	0	0	1.00	UT	1,300.00	1,300.00	100	2003	2003	3	60	780	
4	0940	OPEN SHED	0 100	12	10	120.00	SF	4.00	4.00	100	2015	2015	3	67	322	
5	0620	WOOD UTL B	0 100	12	16	192.00	SF	6.00	6.00	100	2015	2015	3	67	772	
6	0030	BARN, POLE	0 100	26	50	1,300.00	SF	9.00	9.00	100	2015	2015	3	67	7,839	
7	0700	PORT BLDG	0 100	8	8	64.00	SF	8.00	8.00	100	2016	2016	3	86	440	
8	0580	PRTBLE GRN	0 100	6	8	48.00	SF	0.00	0.00	100	2016	2016	3	72	0	

TOTAL OB/XF											
12,543											
BLD DATE	05/08/2019	FRJT	LGL DATE	05/08/2019	FRJT						
XF DATE	05/08/2019	FRJT	LAND DATE	05/08/2019	FRJT						
INC DATE			AG DATE								

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2014] W76 S30 E27 UOP=[YR=2017] S14 E16 N14 W16\$ E49 N30\$.											

LAND DESCRIPTION																								
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	AC		1.00	1.00	1.00	7,500.00	7,500.00	15,000							
2	009905	C	ACREAGE	100			0.00	0.00	24.48	AC		1.00	1.00	1.00	7,500.00	7,500.00	183,600							