

BULL SINK LOT 14  
 OR 60 P 34 OR 74 P 258  
 OR 221 P 443 OR 994 P 554 DC

REVELL MARIAH LEEHAYNE/WHITE CYNTHIA LEE  
 1701 VERINA CT  
 TALLAHASSEE, FL 32303

2024

00-00-045-135-09848-017

ELEMENT		BUILDING CHARACTERISTICS	
CD	CONSTRUCTION		
07	PIER BLOCK 100		
02	WOOD FRAME 100		
30	VINYL 100		
03	GABLE/HIP 100		
03	COMP SHNGL 100		
05	DRYWALL 100		
07	VYL PLANK 60		
14	CARPET 40		
13	HEAT PUMP 100		
13	HEAT PUMP 100		
4	100		
2	100		
1.	1.100		
0	100		
12	AVERAGE 100		
03	AVERAGE		
0200	MOBILE HOME		
4	MKT AREA	08	
000	1.00/		
BAS	1,944	100	2023
DCK	16	10	2023
DCK	16	10	2023
TOTALS	1,976		1,948

MARKET ADJUSTMENTS																												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																	
0200	02	1,948	108.2000	75.74	147,542	2023	2023	0	0	2.00	98.00																	
2 MOBILE HOM 0% - 2024 Heated Area: 1944 HX Base Yr																												
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>08/25/2022</th> <th>FRAK</th> <th>LGL DATE</th> <th></th> </tr> <tr> <th>XF DATE</th> <th>05/29/2019</th> <th>FRSR</th> <th>LAND DATE</th> <th>05/29/2019</th> </tr> <tr> <th>INC DATE</th> <th></th> <th></th> <th>AG DATE</th> <th></th> </tr> </thead> </table>														BLD DATE	08/25/2022	FRAK	LGL DATE		XF DATE	05/29/2019	FRSR	LAND DATE	05/29/2019	INC DATE			AG DATE	
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INC DATE			AG DATE																									

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		144,591	
TOTAL MARKET OB/XF VALUE		0	
TOTAL LAND VALUE - MARKET		67,500	
TOTAL MARKET VALUE		212,091	
SOH/AGL Deduction		0	
ASSESSED VALUE		212,091	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		212,091	
TOTAL JUST VALUE		212,091	
NCON VALUE		144,591	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		73,595	
COA PER NCOA REPORT			
5 YR PK 5.12.23 FR DEMO OLD MOBILE HM & INSTALL NE			
DEMOLISH OLD MH; PU NCON MH. 06-05-2023			
CHANGES MADE BY EB			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
23000159	MH-CO	0	05/03/2023
23000587	DEMO MH-CC	0	04/27/2023

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1307/0853	3/31/2023	WD Q	Q	I	01	32,000
GRANTOR: MCCARTHA JAMES A						
GRANTEE: REVELL MARIAH LEEHA						
1005/0340	5/05/2016	QC U	I	30		15,000
GRANTOR: MCCARTHA ELSIE R						
GRANTEE: MCCARTHA JAMES A						

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	0525	UTL BLD <1	0	0	12	8	96.00	SF	0.00	0.00	100	1987	1987	3	20	0	
2	0525	UTL BLD <1	0	0	8	10	80.00	SF	0.00	0.00	100	1992	1992	3	20	0	

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=2023;ORIG=30,20] E24 E4 E44 S27 W31 W4 W37 N27 \$													
DCK=[YR=2023;ORIG=54,16] E4 S4 W4 N4 \$													
DCK=[YR=2023;ORIG=67,47] E4 S4 W4 N4 \$													

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		RR1	0.00	0.00	1.00	LT		1.00	1.00	1.50	45,000.00	67,500.00	67,500							