

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
01	WOOD FRAME 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 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				
03	AVERAGE				
0200	MOBILE HOME				
2	MKT AREA	10			
000	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,280	100	2006	2,280	126,962
DCK	9	10	2006	1	56
DCK	84	10	2013	8	445
USP	252	50	2013	126	7,017
TOTALS	2,625			2,415	134,479

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0200	02	2,415	107.5000	75.25	181,729	2006	2010	0	0	26.00	74.00	
2 MOBILE HOM 100% - 2014 Heated Area: 2280 HX Base Yr 2014												
BLD DATE 10/12/2021 FRJS LGL DATE 10/12/2021 FRJS XF DATE 10/12/2021 FRJS LAND DATE 10/12/2021 FRJS INC DATE AG DATE												

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY				STANDARD		
Tax Group: 3				Tax Dist:		
BUILDING MARKET VALUE				134,479		
TOTAL MARKET OB/XF VALUE				1,662		
TOTAL LAND VALUE - MARKET				23,325		
TOTAL MARKET VALUE				159,466		
SOH/AGL Deduction				62,906		
ASSESSED VALUE				96,560		
TOTAL EXEMPTION VALUE				HX HB 50,000		
BASE TAXABLE VALUE				46,560		
TOTAL JUST VALUE				159,466		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				128,666		
INCR EYB 2006-2010 RE-ROOF CC 01-2022						
DEL XFOB 0635						
5 YR PRCL CH, PU CORR TRAV, DEL XFOB LN 5						
ADD HX FOR 2014-HAINES						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
0B21-000650	RE-ROOF-CC	0	12/15/2021			
20061797	A/C	0	11/15/2006			
20061761	DWMH	0	11/07/2006			
32035	RP DWMH	0	06/30/2004			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0929/0863	12/27/2013	WD	Q	I	01	87,000
GRANTOR: BERRY NADINE M						
GRANTEE: HAINES CHARLES E						
0165/0086	5/29/1990	WD	U	V		12,000
GRANTOR:						
GRANTEE:						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2006] W24 USP=[YR=2013] N12 W12 DCK=[YR=2013] N4 W21 S4 E21\$ W9 S12 E21\$ W52 S30 E32 DCK=[YR=2006] S3 E3 N3 W3\$ E44 N30\$.						

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	0935	OPEN SHED	0 100	20	20	400.00	SF	6.00	6.00	100	2002	2002	3	20	480	
2	0130	FIRE PLACE	0 100	0	0	1.00	UT	1,300.00	1,300.00	100	2006	2006	3	66	858	
3	0055	PORTABLE C	0 100	18	20	360.00	SF	3.00	3.00	100	2007	2007	3	30	324	

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			0.00	0.00	3.11	AC		1.00	1.00	1.00	7,500.00	7,500.00	23,325							

REVIEW DATE 10/12/2021 BY FRJS Total Acres: 3.11 Total Land Value: 23,325 Market: 0 Agricultural: 0 Common: 23,325 PRINTED 06/17/2026 BY SYS																								
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