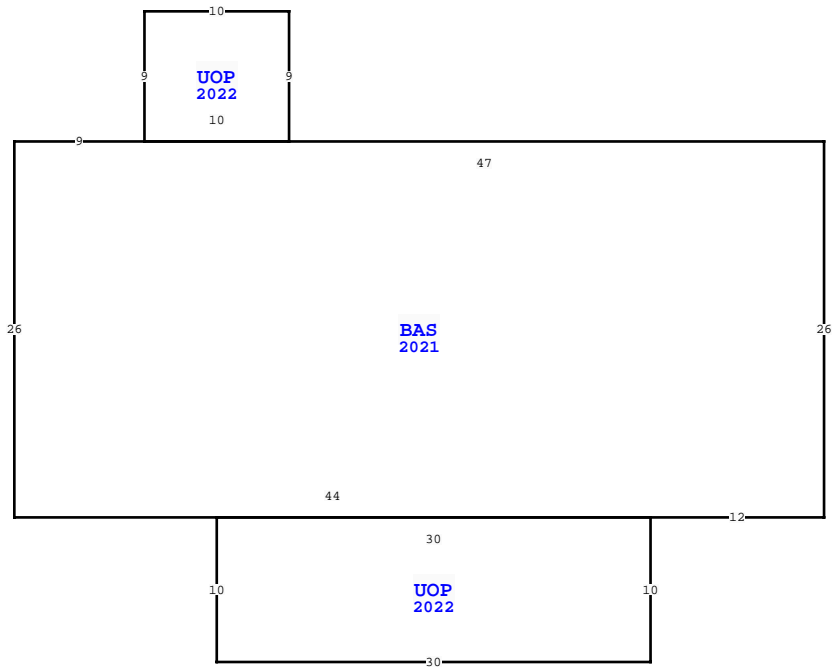


ELEMENT		CD		CONSTRUCTION	
Foundation	01	WOOD	FRAME	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	10	LAMINATED	60		
Interior Floo	14	CARPET	40		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		4	100		
Bathrooms		2	100		
Story Height		0	100		
Stories	1.	1.	100		
Units		0	100		
Quality	03	AVERAGE			
DOR CODE	0200	MOBILE HOME			
MAP NUM	2	MKT AREA	10		
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,456	100	2021	1,456	107,823
UOP	90	20	2022	18	1,333
UOP	300	20	2022	60	4,443
TOTALS	1,846			1,534	113,600

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0200	01	1,534	110.2000	77.14	118,333	2021	2021	0	0	4.00	96.00
1 MOBILE HOM			100% - 2022	Heated Area: 1456			HX Base Yr 2022				



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			113,600
TOTAL MARKET OB/XF VALUE			4,863
TOTAL LAND VALUE - MARKET			41,625
TOTAL MARKET VALUE			160,088
SOH/AGL Deduction			23,520
ASSESSED VALUE			136,568
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			86,568
TOTAL JUST VALUE			160,088
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			162,574
PRMT PU SHED , PRCH, TRAV CHANGE			
COA PER NCOA REPORT			
PU MH, POWER 12/17/21			
COA 2021 TRIM RETURN BY PO			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21001165	SHED-CC	0	11/02/2021
21001118	MH	0	10/26/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1228/0189	9/13/2021	WD	Q	V	01	95,000
GRANTOR: BRON EMILY WADE						
GRANTEE: DURDEN CHARLES & TE						
1207/0424	5/07/2021	QC	U	V	30	100
GRANTOR: BROWN THOMAS J						
GRANTEE: BROWN EMILY W						

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	0625	PORT WD UT	0	100	32	11			6.00	100	2022	2022	3	97	2,049	
2	0740	UNFINISH O	0	100	29	9			11.00	100	2022	2022	3	98	2,814	
TOTALS																

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	5.55	AC		1.00	1.00	1.00	7,500.00	7,500.00	41,625							