

HOLIDAY HILLS
 BLOCK C TRACT 2
 LESS .34 OF AN ACRE SOLD

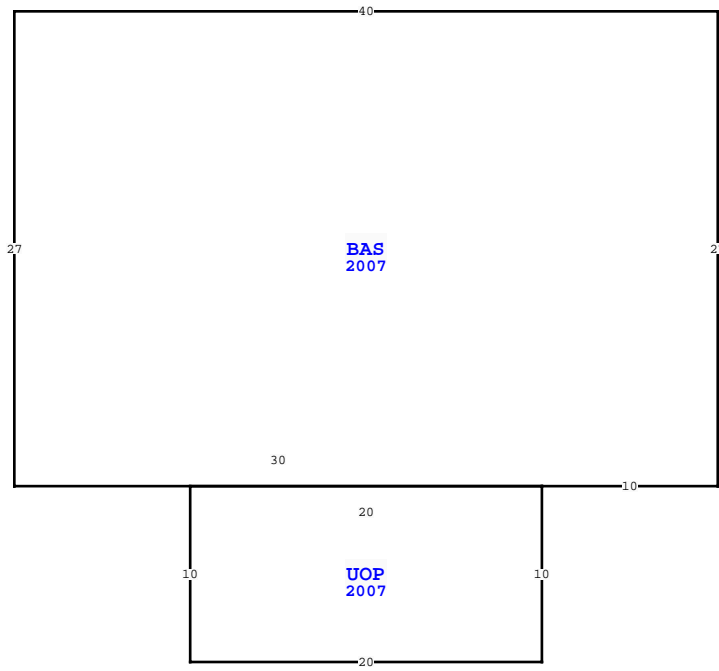
CREECH WILLARD GRANT JR./CREECH KIM M
 313 FOREST OAK DRIVE
 KNOXVILLE, TN 37919

2024

00-00-059-048-10073-000


| BUILDING CHARACTERISTICS | | CONSTRUCTION | |
|--------------------------|------------------|--------------|------|
| ELEMENT | CD | | |
| Foundation | 07 | PIER BLOCK | 100 |
| Frame | 02 | WOOD FRAME | 100 |
| Exterior Wall | 30 | VINYL | 100 |
| Roof Structure | 03 | GABLE/HIP | 100 |
| Roof Cover | 12 | MODULAR MT | 100 |
| Interior Wall | 05 | DRYWALL | 100 |
| Interior Floor | 08 | SHT VINYL | 50 |
| Interior Floor | 14 | CARPET | 50 |
| Heating Type | 13 | HEAT PUMP | 100 |
| Air Condition | 13 | HEAT PUMP | 100 |
| Bedrooms | | 3 | 100 |
| Bathrooms | | 2 | 100 |
| Stories | 1. | 1. | 100 |
| Class | 00 | N/A | 100 |
| Units | | 0 | 100 |
| Quality | 03 | AVERAGE | |
| DOR CODE | 0200 | MOBILE HOME | |
| MAP NUM | 3 | MKT AREA | 10 |
| NEIGHBORHOOD/LOC | 000 | 1.00/ | |
| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR |
| BAS | 1,080 | 100 | 2007 |
| UOP | 200 | 25 | 2007 |
| TOTALS | 1,280 | | |

| MARKET ADJUSTMENTS | | | | | | | | | | | | | |
|--|-----|-----------|-------------|----------------|----------------|------|------|------|------|-------|--------|--|--|
| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | NORM | % COND | | |
| 0200 | 02 | 1,130 | 113.5000 | 79.45 | 89,778 | 2007 | 2007 | 0 | 0 | 32.00 | 68.00 | | |
| 2 MOBILE HOM 0% - 0 Heated Area: 1080 HX Base Yr | | | | | | | | | | | | | |



| WAKULLA COUNTY PROPERTY | | | |
|---|-------------|----------|-------------|
| VALUATION SUMMARY | | | PAGE 1 of 1 |
| VALUATION BY | | STANDARD | |
| Tax Group: 3 | Tax Dist: | | |
| BUILDING MARKET VALUE | 61,049 | | |
| TOTAL MARKET OB/XF VALUE | 385 | | |
| TOTAL LAND VALUE - MARKET | 10,000 | | |
| TOTAL MARKET VALUE | 71,434 | | |
| SOH/AGL Deduction | 9,830 | | |
| ASSESSED VALUE | 61,604 | | |
| TOTAL EXEMPTION VALUE | 0 | | |
| BASE TAXABLE VALUE | 61,604 | | |
| TOTAL JUST VALUE | 71,434 | | |
| NCON VALUE | 0 | | |
| INCOME VALUE | | | |
| PREVIOUS YEAR MKT VALUE | 56,004 | | |
| 5 YR PRCL CK, CHG QUAL FAIR TO AVG | | | |
| CHG RCVR | | | |
| 5YR PRCL CH-CHGS TO BE KEYED AT LATER DATE. | | | |
| 865.363.1961 AND VERIFIED | | | |
| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
| 20071326 | A/C | 0 | 10/03/2007 |
| 20071298 | DWMH-CO | 0 | 09/26/2007 |

| SALES DATA | | | | | | |
|--------------------------------|-----------|-----------|-----|-----|--------|------------|
| OFF RECORD Number | DATE | TYPE INST | Q U | V I | RSN CD | SALE PRICE |
| 0402/0720 | 3/19/2001 | WD | U | I | | 100 |
| GRANTOR: PHILLIS A ROUPAS & CR | | | | | | |
| GRANTEE: CREECH WILLARD GRAN | | | | | | |
| 0248/0186 | 1/24/1995 | WD | Q | I | | 4,200 |
| GRANTOR: | | | | | | |
| GRANTEE: | | | | | | |

| 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 | 0080 | 4' CHAINLI | 0 | 0 | 0 | 0 | 148.00 | LF | 13.00 | 13.00 | 100 | 1995 | 1995 | 3 | 20 | 385 | |
| 2 | 0700 | PORT BLDG | 0 | 0 | 12 | 12 | 144.00 | SF | 0.00 | 0.00 | 100 | 2009 | 2009 | 3 | 72 | 0 | |
| 3 | 0700 | PORT BLDG | 0 | 0 | 8 | 10 | 80.00 | SF | 0.00 | 0.00 | 100 | 2009 | 2009 | 3 | 72 | 0 | |
| TOTALS | | | | | | | | | | | | | | 1,130 | 61,049 | | |

| BLD DATE | | 05/28/2021 | FRFR | LGL DATE | 05/28/2021 | FRFR |
|----------|--|------------|------|-----------|------------|------------|
| XF DATE | | 05/28/2021 | FRFR | LAND DATE | | 05/28/2021 |
| INC DATE | | | | AG DATE | | |

| BUILDING NOTES | |
|--|--|
| | |
| BUILDING DIMENSIONS | |
| BAS=[YR=2007] W40 S27 E30 UOP=[YR=2007] W20 S10 E20 N10S E10 N27S. | |

| 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 | | | 0.00 | 0.00 | 1.00 | LT | | 1.00 | 1.00 | 1.00 | 10,000.00 | 10,000.00 | 10,000 | | | | | | | |