

LOT 65 HS P-8-M-17  
IN SE CORNER OF LOT 65  
OR 16 P 615 OR 98 P 527

KELLY JOHN M III/KELLY TRACIE COURSEY  
3165 SPRING CREEK HWY  
CRAWFORDVILLE, FL 32327

2024

00-00-065-000-10098-000

ELEMENT		CD	CONSTRUCTION		
Foundation	07	PIER BLOCK	100		
Frame	02	WOOD FRAME	100		
Exterior Wall	05	HARDIE BRD	50		
Exterior Wall	30	VINYL	50		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	08	SHT VINYL	50		
Interior Floo	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	4	MKT AREA		08	
NEIGHBORHOOD/LOC	000 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,575	100	2018	1,575	64,221
FOP	192	35	2024	67	2,732
USP	240	50	2019	120	4,893
TOTALS	2,007			1,762	71,846

MARKET ADJUSTMENTS																												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	PD	NORM	% COND																
1	MOBILE HOM	100%	- 2019		143,691	2018	2022	0	0	50	2.00	50.00																
				Heated Area: 1575					HX Base Yr 2019																			
<table border="1"> <tr> <td>BLD DATE</td> <td>11/06/2020</td> <td>FRAK</td> <td>LGL DATE</td> <td></td> </tr> <tr> <td>XF DATE</td> <td>11/06/2020</td> <td>FRAK</td> <td>LAND DATE</td> <td>11/06/2020</td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> </tr> </table>														BLD DATE	11/06/2020	FRAK	LGL DATE		XF DATE	11/06/2020	FRAK	LAND DATE	11/06/2020	INC DATE			AG DATE	
BLD DATE	11/06/2020	FRAK	LGL DATE																									
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WAKULLA COUNTY PROPERTY				PAGE 1 of 2	3	
VALUATION SUMMARY						
VALUATION BY		STANDARD				
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE		110,985				
TOTAL MARKET OB/XF VALUE		11,267				
TOTAL LAND VALUE - MARKET		15,000				
TOTAL MARKET VALUE		137,252				
SOH/AGL Deduction		0				
ASSESSED VALUE		137,252				
TOTAL EXEMPTION VALUE		HX HB 50,000				
BASE TAXABLE VALUE		87,252				
TOTAL JUST VALUE		137,252				
NCON VALUE		10,508				
INCOME VALUE						
PREVIOUS YEAR MKT VALUE		144,310				
CONDITION ADDED FOR DAMAGE FROM 2023 C.C. IN MARCH						
PU PRMT, CHG TRAV, DEMO DECK, TO A FOP, CHG EYB FRO						
FR PRMT CK 5/18/23 - CH BLDG COMP, PU XF0B.						
ADDRESS CLEAN UP - MV TO LN 1						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
B23-001094	DECK-CC		10/17/2023			
B23-001020	REPAIRS TO MH-CC		09/13/2023			
B22-000937	POLE BARN-CC	0	11/18/2022			
B21-001047	MH/GUEST-CO	0	01/21/2022			
20000146	SHED	0	08/13/2020			
18000608	MH-CO	0	10/21/2018			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1302/0822	3/02/2023	QC	U	I	11	100
GRANTOR: KELLY TRACIE COURSEY						
GRANTEE: KELLY JOHN M III &						
1005/0109	7/01/2016	WD	Q	V	01	12,300
GRANTOR: CARTER LOUIS JR AKA L						
GRANTEE: KELLY TRACIE COURSEY						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2018;ORIG=0,0] W26 W30 S6 W1 S7 E1 S15 E12 E44 N28 \$						
USP=[YR=2019;ORIG=-26,0] N12 W20 S12 E20 \$						
FOP=[YR=2024;ORIG=-48,28] E16 S12 W16 N12 \$						

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	0955	PRIVACY FE	0	100	0	0			15.00	100	2018	2018	3	95	2,850	
2	0625	PORT WD UT	0	100	10	12			6.00	100	2020	2020	3	89	641	
5	0030	BARN, POLE	0	100	36	24			9.00	100	2024	2023	AV	100	7,776	
														TOTAL OB/XF	11,267	

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	100			0.00	0.00	2.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	15,000							

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 CRAWFORDVILLE, FL 32327

**2024**

00-00-065-000-10098-000

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	08	WD ON PLY	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	02	WALL BD/WD	100
Interior Floor	08	SHT VINYL	100
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	100
Bedrooms		1	100
Bathrooms		1	100
Stories	1.	1.	100
Class	00	N/A	100
Units		0	100
Quality	03	AVERAGE	
DOR CODE	0200 MOBILE HOME		
MAP NUM	4	MKT AREA	08
NEIGHBORHOOD/LOC	000 1.00/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	480	100	2022
FOP	96	35	2022
TOTALS	576		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
2	MOBILE HOM	100%	- 2019									Heated Area: 480 HX Base Yr 2019	
BLD DATE	11/06/2020	FRAK	LGL DATE	11/06/2020	FRAK								
XF DATE	11/06/2020	FRAK	LAND DATE	11/06/2020	FRAK								
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TOTAL MARKET OB/XF VALUE		11,267			
TOTAL LAND VALUE - MARKET		15,000			
TOTAL MARKET VALUE		137,252			
SOH/AGL Deduction		0			
ASSESSED VALUE		137,252			
TOTAL EXEMPTION VALUE		50,000		HX HB	
BASE TAXABLE VALUE		87,252			
TOTAL JUST VALUE		137,252			
NCON VALUE		10,508			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		144,310			
FR PRMT CK 1/17/23 - CH RCVR, CH YR ON FOP.					
FR PRMT CK					
FR PU NEW MH CARD 2					
5 YR PRCL CH, PU NEW TRAV & XFOB LN 2					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1302/0822	3/02/2023	QC	U	I	11	100
GRANTOR: KELLY TRACIE COURSEY						
GRANTEE: KELLY JOHN M III &						
1005/0109	7/01/2016	WD	Q	V	01	12,300
GRANTOR: CARTER LOUIS JR AKA L						
GRANTEE: KELLY TRACIE COURSEY						

EXTRA FEATURES														3165 SPRING CREEK HWY, CRAWFORDVILLE											
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									
TOTALS																		576	514	39,139					

BUILDING NOTES			

BUILDING DIMENSIONS			
FOP=[YR=2022] W8 BAS=[YR=2022] W40 S12 E40 N12S S12 E8 N12S.			

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			