

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	26	AL SIDING	100
Roof Structure	01	FLAT	100
Roof Cover	01	MINIMUM	100
Interior Wall	04	PLYWOOD	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		2	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	3	MKT AREA	08
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	728	100	1993
USP	64	50	1994
USP	180	50	1994
TOTALS	972		

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MOBILE HOM	0%	- 0		63,962	1982	1992	0	0	51.00	49.00	Heated Area: 728 HX Base Yr	
BLD DATE	12/09/2019	MMLC	LGL DATE	12/09/2019	MMLC								
XF DATE	12/09/2019	MMLC	LAND DATE	12/09/2019	MMLC								
INC DATE			AG DATE										

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			31,341
TOTAL MARKET OB/XF VALUE			9,907
TOTAL LAND VALUE - MARKET			39,900
TOTAL MARKET VALUE			81,148
SOH/AGL Deduction			17,663
ASSESSED VALUE			63,485
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			63,485
TOTAL JUST VALUE			81,148
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			57,714
BLDG HAD ADDITIONAL DEPRECIATION ON IT, I REMOVE			
5 YR PRCL CK, CHG EYB ON MH & XFOBS, NO TRESSPASS			
COA PER NCOA REPORT			
COA PER WAK TCO			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1183/0532	12/15/2020	WD	Q	I	01	62,000
GRANTOR: EVANSHINE THOMAS A &						
GRANTEE: HARRELL HOLLY						
0508/0778	10/14/2003	WD	Q	I		45,000
GRANTOR: SANDERS JANET E						
GRANTEE: EVANSHINE						

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	0520	WORK SHOP	0	0	30	64		12.00	100	2003	2003	3	43	9,907	
TOTALS														9,907	

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	5.32	AC		1.00	1.00	1.00	7,500.00	7,500.00	39,900							