HIGHWOODS PLACE PHASE II BLK C
LOT 8 & 9 OR 340 P 835
OR 347 P 125 OR 823 P 2

SCHROLL CLINTON LEEROY
60 RIDGEWAY CT
CRAWFORDVILLE, FL 32327

**2024**

**00-00-072-259-10149-C09**

## BUILDING CHARACTERISTICS

| 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 | 08 | SHT VINYL 70 |
| Interior Floo | 14 | CARPET 30 |
| Heating Type | 04 | AIR DUCTED 100 |
| Air Condition | 03 | CENTRAL 100 |
| Bedrooms | | 4 100 |
| Bathrooms | | 3 100 |
| Stories | 1. | 1. 100 |
| Class | 00 | N/A 100 |
| Fireplace | 01 | FIREPLACE 100 |
| Units | | 0 100 |
| Quality | 03 | AVERAGE |
| DOR CODE | 0200 | MOBILE HOME |

MAP NUM: 3 | MKT AREA: 01

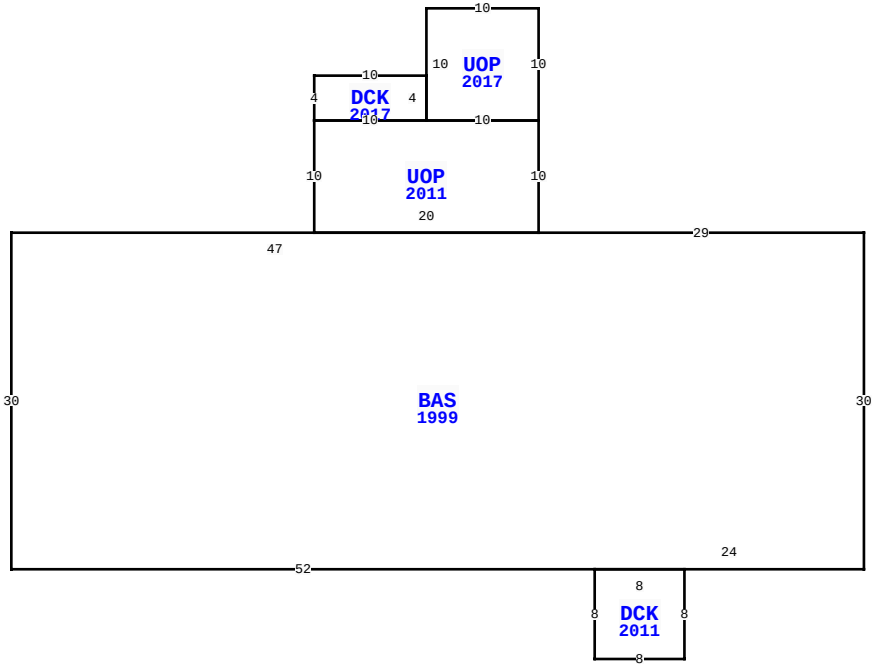
NEIGHBORHOOD/LOC: 259.00 1.00/

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| BAS | 2,280 | 100 | 1999 | 2,280 | 106,782 |
| DCK | 64 | 10 | 2011 | 6 | 281 |
| DCK | 40 | 10 | 2017 | 4 | 188 |
| UOP | 200 | 25 | 2011 | 50 | 2,342 |
| UOP | 100 | 25 | 2017 | 25 | 1,171 |
| TOTALS | 2,684 | | | 2,365 | 110,763 |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 0200 | 02 | 2,365 | 113.4000 | 79.38 | 187,734 | 1998 | 2002 | 0 | 0 | 0 | 41.00 | 59.00 |

1 MOBILE HOM 100% - 2016 Heated Area: 2280 HX Base Yr 2016




60 RIDGEWAY CT, CRAWFORDVILLE

| | | | | | |
|---|---|---|---|---|---|
| BLD DATE | 09/14/2016 | MMSR | LGL DATE | 09/14/2016 | MMSR |
| XF DATE | 09/14/2016 | MMSR | LAND DATE | | |
| 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 | 110,763 |
| TOTAL MARKET OB/XF VALUE | 5,045 |
| TOTAL LAND VALUE - MARKET | 30,000 |
| TOTAL MARKET VALUE | 145,808 |
| SOH/AGL Deduction | 62,560 |
| ASSESSED VALUE | 83,248 |
| TOTAL EXEMPTION VALUE | HX HB 50,000 |
| BASE TAXABLE VALUE | 33,248 |
| TOTAL JUST VALUE | 145,808 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 110,587 |

5 YR PRCL CK, CHG XFOBS, DEMO XFOB, NO BACK PICTUR
FR 5YR PRCL CK - PU NEW TRAVERSE, PU XFOB
INCR EYB 1998-2002 RE-ROOF CC 8-2022
DIMENS XFOB LN 2, PU XFOB LN 4-7

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| OB22-000478 | RE-ROOF-CC | 0 | 07/22/2022 |
| 2011166 | SCREEN RM/PORCH | 0 | 03/21/2011 |
| 024917 | MECH | 0 | 04/01/1999 |
| 024824 | DW MH | 0 | 03/12/1999 |

## SALES DATA

| OFF RECORD Number | DATE | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
|---|---|---|---|---|---|---|
| 0923/0647 | 10/02/2013 | WD | Q | I | 01 | 76,000 |
| GRANTOR: CHEATHAM MARGARET KAY | | | | | | |
| GRANTEE: SCHROLL CLINTON LEE | | | | | | |
| 0844/0845 | 10/05/2010 | WD | U | I | 11 | 100 |
| GRANTOR: WELLS FARGO BANK | | | | | | |
| GRANTEE: CHEATHAM MARGARET K | | | | | | |

## BUILDING NOTES

## BUILDING DIMENSIONS

BAS=[YR=1999] W29 UOP=[YR=2011] N10 UOP=[YR=2017] N10 W10 S10 E10$ W10 DCK=[YR=2017] N4 W10 S4 E10$ W10 S10 E20$ W47 S30 E52 DCK=[YR=2011] S8 E8 N8 W8$ E24 N30$.

## EXTRA FEATURES

| LN | 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 2 | 0210 | CONCRETE D | 0 | 100 | 130 | 12 | 1,560.00 | SF | 6.00 | 6.00 | 100 | 1999 | 1999 | 3 | 30 | 2,808 | |
| 3 | 0700 | PORT BLDG | 0 | 100 | 12 | 10 | 120.00 | SF | 0.00 | 0.00 | 100 | 1999 | 1999 | 3 | 56 | 0 | |
| 4 | 0955 | PRIVACY FE | 0 | 100 | 0 | 0 | 57.00 | LF | 15.00 | 15.00 | 100 | 2013 | 2013 | 3 | 75 | 641 | |
| 5 | 0055 | PORTABLE C | 0 | 100 | 20 | 20 | 400.00 | SF | 0.00 | 0.00 | 100 | 2014 | 2014 | 3 | 62 | 0 | |
| 6 | 0700 | PORT BLDG | 0 | 100 | 24 | 12 | 288.00 | SF | 0.00 | 0.00 | 100 | 2012 | 2012 | 3 | 78 | 0 | |
| 7 | 0955 | PRIVACY FE | 0 | 100 | 0 | 0 | 93.00 | LF | 15.00 | 15.00 | 100 | 2015 | 2015 | 3 | 83 | 1,158 | |
| 8 | 0940 | OPEN SHED | 0 | 100 | 12 | 12 | 144.00 | SF | 4.00 | 4.00 | 100 | 2017 | 2017 | 3 | 76 | 438 | |

## LAND DESCRIPTION

TOTAL OB/XF 5,045

| LN | USE CODE | CLS | LAND USE DESCRIPTION | CAP | RD | LOC ZONE | FRONT | DEPTH | TOT LND UTS | UNIT TYPE | DT | DPTH 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 | LT | | 1.00 | 1.00 | 1.00 | 15,000.00 | 15,000.00 | 30,000 | | | | | | | |

REVIEW DATE 05/06/2024 BY Nwatts Total Acres: 0.00 Total Land Value: 30,000 Market: 0 Agricultural: 0 Common: 30,000 PRINTED 04/22/2026 BY SYS