

REHWINKEL MEADOWS LOT 3  
 LOT 80 HS P-4-13-M-22  
 COMM AT NE COR OF LOT 81 HS

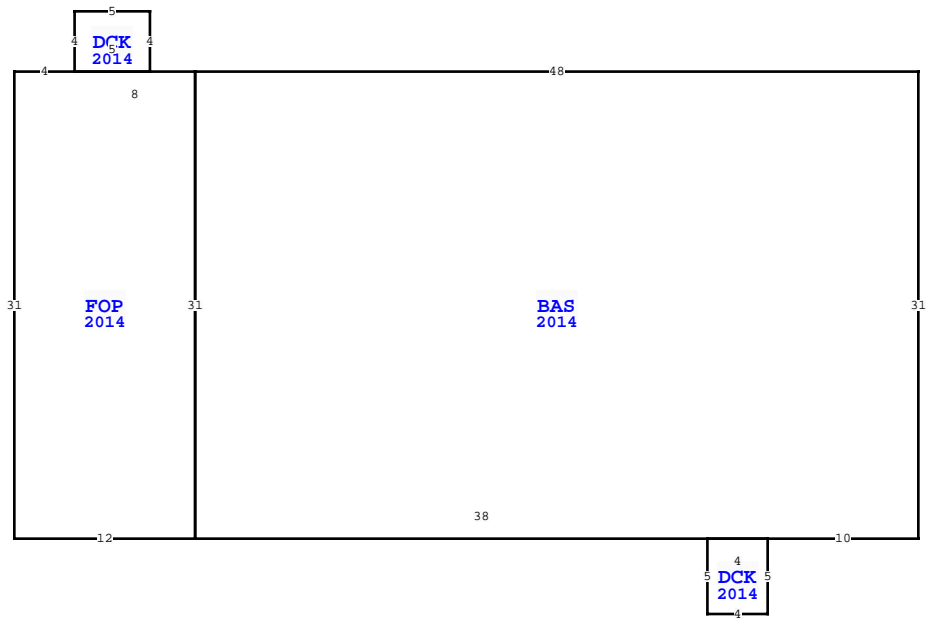
CORBIN CHARLES K  
 149 RIO PAZ TRCE  
 CRAWFORDVILLE, FL 32327

2024

00-00-080-000-11508-017

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
01	WOOD FRAME 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
05	COMP SHNGL 100				
03	DRYWALL 100				
08	SHT VINYL 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	3 100				
	2 100				
1.	1. 100				
00	N/A 100				
	0 100				
03	AVERAGE				
0200	MOBILE HOME				
3	MKT AREA	08			
000	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,488	100	2014	1,488	89,578
DCK	20	10	2014	2	121
DCK	20	10	2014	2	121
FOP	372	35	2014	130	7,826
TOTALS	1,900			1,622	97,645

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0200	02	1,622	107.5000	75.25	122,056	2009	2013	0	0	20.00	80.00		
2 MOBILE HOM 100% - 2015 Heated Area: 1488 HX Base Yr 2015													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		97,645	
TOTAL MARKET OB/XF VALUE		1,382	
TOTAL LAND VALUE - MARKET		60,000	
TOTAL MARKET VALUE		159,027	
SOH/AGL Deduction		75,609	
ASSESSED VALUE		83,418	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		33,418	
TOTAL JUST VALUE		159,027	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		112,228	
5 YR PRCL CK, CHG FOUNDATION, A/C, HTTP, CK HX HOM			
INCR EYB 2009-2013 PRMT OB21-000217			
5 YR PRCL CH, CHG QUAL, PU XFOB LN 1-3			
ADD HX, TRANSFRD/PORTED FROM GADSDEN			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000217	RE-ROOF-CO	0	04/27/2021
2014427	MH SETUP-CO	0	05/28/2014
32175	POOL	0	08/02/2004
32023	SFR	0	06/29/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1355/0561	4/10/2024	WD	Q	I	01	94,000
GRANTOR: DOYLE RITA C & HENRY						
GRANTEE: CORBIN CHARLES K						
0950/0469	8/22/2014	WD	U	V	37	20,000
GRANTOR: BOX RANDY						
GRANTEE: DOYLE RITA C & HENR						

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	0700	PORT BLDG	0	100	6	10	60.00	SF	8.00	8.00	100	2000	2000	3	57	274	
2	0940	OPEN SHED	0	100	8	8	64.00	SF	4.00	4.00	100	2015	2015	3	67	172	
3	0700	PORT BLDG	0	100	10	13	130.00	SF	8.00	8.00	100	2018	2018	3	90	936	

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	5.00	AC		1.00	1.00	1.00	12,000.00	12,000.00	60,000							