

LOT 83 HS P-3-3-M-24
 LYING IN E 1/2 OF LOT 83 HS
 OR 44 P 761 & OR 84 P 751-753

SPRING CREEK FARM LLC
 PO BOX 292037
 DAVIE, FL 33329

2024

00-00-083-000-11557-003

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	26	AL SIDING	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	01	MINIMUM	100
Interior Wall	04	PLYWOOD	100
Interior Floo	02	MIN PLYWD	100
Heating Type	04	AIR DUCTED	100
Air Condition	01	NONE	100
Bedrooms		3	100
Bathrooms		2	100
Stories	1.	1.	100
Class	00	N/A	100
Units		0	100
Quality	01	MINIMUM	
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	1,368	100	1993
DCK	180	10	1993
TOTALS	1,548		

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	0%	- 0	35.04	48,565	1984	1984	0	0	20	60.00	20.00	
Heated Area: 1368 HX Base Yr													
BLD DATE	10/08/2019	FRAK	LGL DATE	10/08/2019	FRAK	AG DATE	10/08/2019	FRAK					
XF DATE	10/08/2019	FRAK	LAND DATE										
INC DATE													

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY	STANDARD				
Tax Group: 3	Tax Dist:				
BUILDING MARKET VALUE	9,713				
TOTAL MARKET OB/XF VALUE	2,160				
TOTAL LAND VALUE - MARKET	80,500				
TOTAL MARKET VALUE	92,373				
SOH/AGL Deduction	0				
ASSESSED VALUE	92,373				
TOTAL EXEMPTION VALUE	0				
BASE TAXABLE VALUE	92,373				
TOTAL JUST VALUE	92,373				
NCON VALUE	0				
INCOME VALUE					
PREVIOUS YEAR MKT VALUE	89,035				
DEED HAS ISSUES BUT INTENT WAS CLEAR.					
CHANGED OWNER NAME PER THE 6-23-2020 DEED					
NO OWNERSHIP CHG SEE SALE NOTE, SCANS					
5 YR PRCL CH, CHG BUSE CODE					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1157/0617	6/23/2020	WD	P	I	98	110,000
GRANTOR: BIVENS LOIS L						
GRANTEE: SPRING CREEK FARM L						
0231/0568	4/26/1994	QC	U	V		0
GRANTOR: JAMES G M SR AKA GRAN						
GRANTEE: OAKS ORA S						

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	0	50	12		600.00	SF	8.00				8.00	2,160	
505 EDGAR POOLE RD, CRAWFORDVILLE																

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=1993] W57 S24 E57 DCK=[YR=1993] E15 N12 W15 S12\$ N24\$.	

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	23.00	AC		1.00	1.00	1.00	3,500.00	3,500.00	80,500							