CASORA ESTATES UNIT I
TRACT 21
OR 43 P 351 & OR 56 P 187

FARKAS LORI
1205 W THIRD AVE
ALBANY, GA 31707

2024

00-00-085-121-11580-021

BUILDING CHARACTERISTICS

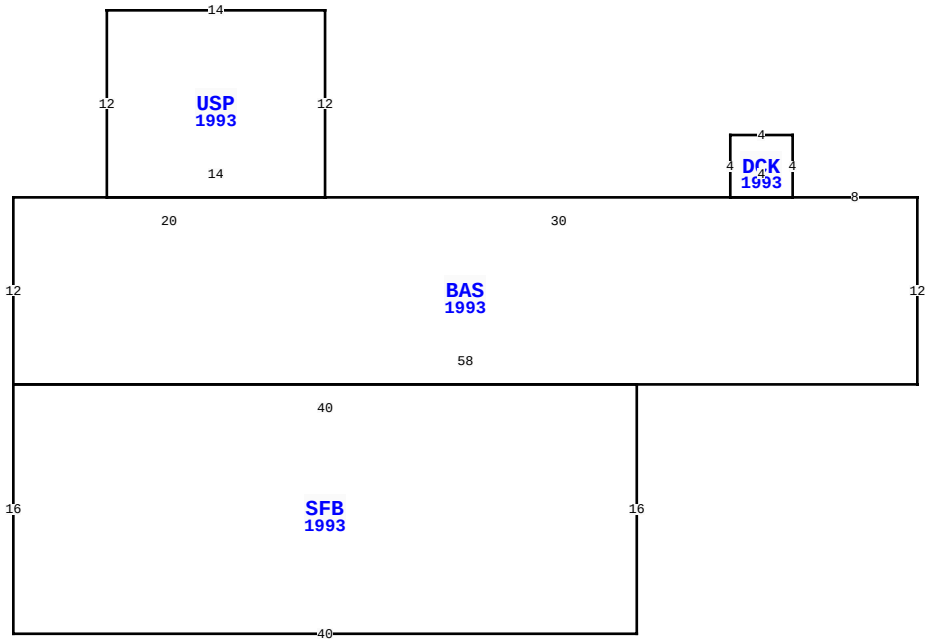
ELEMENT	CD	CONSTRUCTION
Foundation	01	WOOD FRAME 100
Frame	02	WOOD FRAME 100
Exterior Wall	01	MINIMUM 50
Exterior Wall	08	WD ON PLY 50
Roof Structur	01	FLAT 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		4 100
Bathrooms		1.5 100
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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	696	100	1993	696	10,075
DCK	16	10	1993	2	29
SFB	640	80	1993	512	7,412
USP	168	50	1993	84	1,216
TOTALS	1,520			1,294	18,732

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	1,294	51.7000	36.19	46,830	1969	1969	0	0	0	60.00	40.00

1 MOBILE HOM 0% - 0 Heated Area: 1208 HX Base Yr



48 SERAFINO LN, CRAWFORDVILLE

BLD DATE	10/02/2019	FRSR	LGL DATE		
XF DATE	10/02/2019	FRSR	LAND DATE	10/02/2019	FRSR
INC DATE			AG DATE		

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	41,842
TOTAL MARKET OB/XF VALUE	1,268
TOTAL LAND VALUE - MARKET	22,425
TOTAL MARKET VALUE	65,535
SOH/AGL Deduction	18,479
ASSESSED VALUE	47,056
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	47,056
TOTAL JUST VALUE	65,535
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	56,818

FR PRMT CK 6/6/23; CH LF IN XFOB

UPDATED PHYSICAL ADDR TO 48/50 PER EB.

5 YR PRCL CH, DEL XFOB LN 5

2017 TRIM RETURNED/UTF

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19001045	DEMO SHED-CC	0	07/16/2019
15000658	REPAIR	0	07/20/2015
025631	MECH	0	09/08/1999
025548	DW MH	0	08/18/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0896/0118	11/30/2012	PR	U	I	11	100
GRANTOR: SL COUNCIL & SONS LLC						
GRANTEE: FARKAS LORI						
0865/0762	11/04/2011	WD	U	I	30	100
GRANTOR: COUNCIL YVONNE						
GRANTEE: SL COUNCIL & SONS L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W8 DCK=[YR=1993] N4 W4 S4 E4 $ W30
USP=[YR=1993] N12 W14 S12 E14$ W20 S12 SFB=[YR=1993] S16 E40 N16 W40$ E58 N12$.

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
1	0620	WOOD UTL B	0	0	20	20	400.00	SF	6.00	6.00	100	1980	1980	3	20	480	
2	0211	CONCRETE W	0	0	16	3	48.00	SF	6.00	6.00	100	1980	1980	3	20	58	
3	0955	PRIVACY FE	0	0	0	0	152.00	LF	15.00	15.00	100	2000	2000	3	0	0	
4	0080	4' CHAINLI	0	0	0	0	208.00	LF	13.00	13.00	100	2006	2006	3	27	730	

LAND DESCRIPTION

TOTAL OB/XF 1,268

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	0			304.00	430.00	2.99	AC		1.00	1.00	1.00	7,500.00	7,500.00	22,425							

REVIEW DATE 10/02/2019 BY FRSR Total Acres: 2.99 Total Land Value: 22,425 Market: 0 Agricultural: 0 Common: 22,425 PRINTED 04/08/2026 BY SYS

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BUILDING CHARACTERISTICS

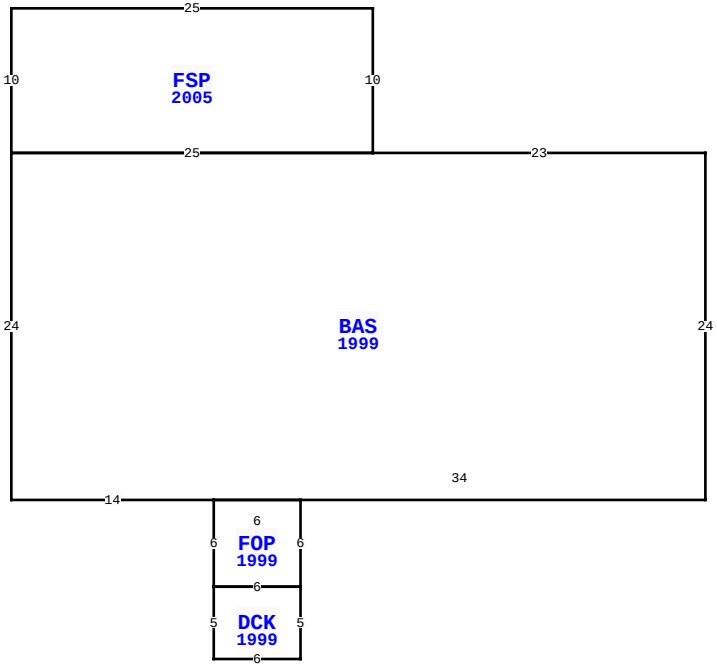
ELEMENT	CD	CONSTRUCTION
Foundation	01	WOOD FRAME 100
Frame	02	WOOD FRAME 100
Exterior Wall	13	PREFAB PNL 70
Exterior Wall	08	WD ON PLY 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 70
Interior Wall	05	DRYWALL 30
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 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	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,152	100	1999	1,152	20,199
DCK	30	10	1999	3	53
FOP	36	35	1999	13	228
FSP	250	60	2005	150	2,630
TOTALS	1,468			1,318	23,110

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	1,318	56.9250	39.85	52,522	1987	1987	0	0	0	56.00	44.00

2 MOBILE HOM 0% - 0 Heated Area: 1152 HX Base Yr



48 SERAFINO LN, CRAWFORDVILLE

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INCOME VALUE	
PREVIOUS YEAR MKT VALUE	56,818

HTTP CARD 2

5 YR PRCL CH, CORR EXW & A/C CARD 1, CORR

5 YR PRCL CH,N/C CARD 1, CHG EXW & INT CARD 2

PU XFOB LN 3-5, DEL XFOB LN 6

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
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0865/0762	11/04/2011	WD	U	I	30	100
GRANTOR: COUNCIL YVONNE						
GRANTEE: SL COUNCIL & SONS L						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1999] W23 FSP=[YR=2005] N10 W25 S10 E25$ W25 S24 E14
FOP=[YR=1999] S6 DCK=[YR=1999] S5 E6 N5 W6$ E6 N6 W6$ E34
N24$.

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

LAND DESCRIPTION

TOTAL OB/XF 0

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

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