LOT 95 HS P-3-M-24
4.89 AC M/L IN THE SE 1/4 OF
THE SW 1/4 OF HS 95 BEING ON

DOWDEN TERRY L III/AUDRA DOWDEN
52 ALASKA BROWN ROAD
CRAWFORDVILLE, FL 32327

2024

00-00-095-000-11704-000

BUILDING CHARACTERISTICS

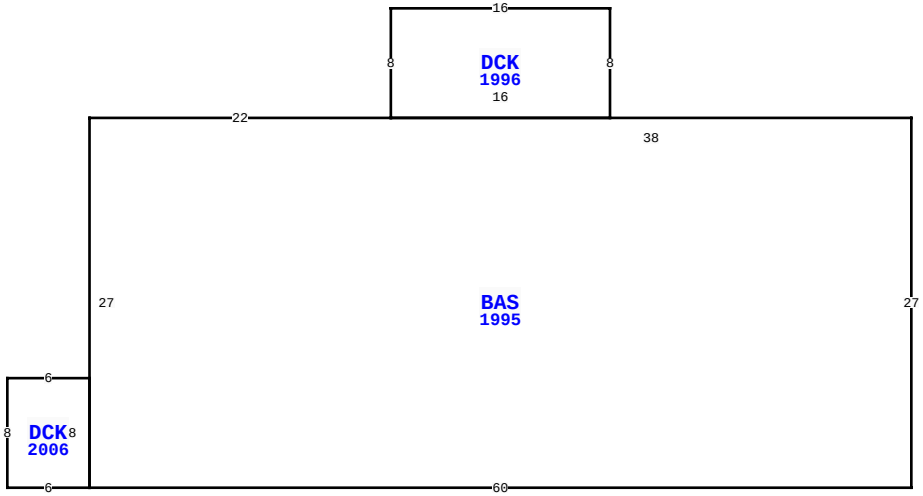
ELEMENT	CD	CONSTRUCTION
Foundation	01	WOOD FRAME 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Heating Type	04	AIR DUCTED 100
Air Condition	02	WINDOW 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Class	00	N/A 100
Units		0 100
Quality	08	FAIR
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	1,620	100	1995	1,620	53,813
DCK	128	10	1996	13	432
DCK	48	10	2006	5	166
TOTALS	1,796			1,638	54,410

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	1,638	91.2600	63.88	104,635	1995	1995	0	0	0	48.00	52.00

1 MOBILE HOM 100% - 2007 Heated Area: 1620 HX Base Yr 2007



52 ALASKA BROWN RD, CRAWFORDVILLE

BLD DATE	04/08/2021	FRFR	LGL DATE		
XF DATE	04/08/2021	FRFR	LAND DATE	04/08/2021	FRFR
INC DATE			AG DATE		

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	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	1995	1995	3	52	676	
2	0945	METAL SHED	0	100	20	10	200.00	SF	15.00	15.00	100	2006	2006	3	27	810	
3	0630	METAL UTL	0	100	20	10	200.00	SF	8.00	8.00	100	2006	2006	3	27	432	
4	0945	METAL SHED	0	100	20	10	200.00	SF	15.00	15.00	100	2006	2006	3	27	810	

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	54,410
TOTAL MARKET OB/XF VALUE	2,728
TOTAL LAND VALUE - MARKET	36,675
TOTAL MARKET VALUE	93,813
SOH/AGL Deduction	33,062
ASSESSED VALUE	60,751
TOTAL EXEMPTION VALUE	HX HB 13 60,751
BASE TAXABLE VALUE	0
TOTAL JUST VALUE	93,813
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	81,193

R230068 LAND SOH ELIGIBILITY
CORRECT LAND SOH
CHG A/C & QUALITY
5YR PRCL CH-CHGS TO BE KEYED AT LATER DATE.

PERMIT NUM	DESCRIPTION	AMT	ISSUED
022827	N/A	0	10/14/1997
022751	N/A	0	09/22/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0465/0426	12/01/2002	WD	Q	I		76,000
GRANTOR: RALEY HOMER E						
GRANTEE:						
0446/0322	6/07/2002	DF	U	I		82,132
GRANTOR: RALEY HOMER E						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1995] W38 DCK=[YR=1996] E16 N8 W16 S8$ W22 S27
DCK=[YR=2006] N8 W6 S8 E6$ E60 N27$.

LAND DESCRIPTION

TOTAL OB/XF 2,728

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	4.89	AC		1.00	1.00	1.00	7,500.00	7,500.00	36,675							

REVIEW DATE 04/08/2021 BY FRFR Total Acres: 4.89 Total Land Value: 36,675 Market: 0 Agricultural: 0 Common: 36,675 PRINTED 04/01/2026 BY SYS