



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Foundation	05	PILE CONCR 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	07	VYL PLANK 100			
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	03	AVERAGE			
DOR CODE	0200	MOBILE HOME			
MAP NUM	4	MKT AREA 06			
NEIGHBORHOOD/LOC	122.100	1.45/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,736	100	2020	1,736	198,758
DCK	321	10	2020	32	3,664
FOP	24	35	2020	8	916
FSP	310	60	2020	186	21,296
PCP	2,046	10	2020	205	23,471
PTO	16	5	2020	1	115
PTO	36	5	2020	2	229
PTO	110	5	2020	6	687
TOTALS	4,599			2,176	249,135

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
2	MOBILE HOM	0%	- 2024		265,037	2020	2020	0	0	6.00	94.00	

Heated Area: 1736 HX Base Yr

WAKULLA COUNTY PROPERTY			PAGE 1 of 1	3
VALUATION SUMMARY			STANDARD	
VALUATION BY	Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE	249,135			
TOTAL MARKET OB/XF VALUE	15,884			
TOTAL LAND VALUE - MARKET	85,000			
TOTAL MARKET VALUE	350,019			
SOH/AGL Deduction	0			
ASSESSED VALUE	350,019			
TOTAL EXEMPTION VALUE	0			
BASE TAXABLE VALUE	350,019			
TOTAL JUST VALUE	350,019			
NCON VALUE	0			
INCOME VALUE	0			
PREVIOUS YEAR MKT VALUE	298,600			

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20001082	SHED-CO	0	11/12/2020
20000032	MH-CO	0	02/21/2020
19000427	DEMO-CO	0	04/08/2019
15001064	WINDOWS-CO	0	11/20/2015
2009149	REROOF-MTL	0	02/23/2009
2007407	REFURBISH DOCK	0	03/23/2007

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1324/0474	5/22/2023	QC	U	I	11	100

GRANTOR: WORD DEBORAH G & GERA
GRANTEE: 57 JANET DR, LLC
1142/0070 2/25/2020 QC U I 30 100
GRANTOR: WORD DEBORAH G FKA DE
GRANTEE: WORD DEBORAH G & GE

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	0371	FLOATING D	0	0	18	10	180.00	SF	20.00	20.00	100	1991	1991	3	20	720	
2	0371	FLOATING D	0	0	18	4	72.00	SF	20.00	20.00	100	2004	2004	3	23	331	
3	0375	WOOD WALK	0	0	20	4	80.00	SF	15.00	15.00	100	2006	2006	3	27	324	
4	0210	CONCRETE D	0	0	0	0	843.00	SF	6.00	6.00	100	2020	2020	3	89	4,502	
5	0060	DECK WOOD	0	0	0	0	60.00	SF	5.00	5.00	100	2020	2020	3	97	291	
6	0009	DUMBWAITER	0	0	0	0	1.00	UT	10,000.00	10,000.00	100	2020	2020	3	94	9,400	
7	0625	PORT WD UT	0	0	10	8	80.00	SF	6.00	6.00	60	2021	2021	3	33	158	
9	0625	PORT WD UT	0	0	10	8	80.00	SF	6.00	6.00	60	2021	2021	3	33	158	

TOTAL OB/XF													15,884											
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	000270	C	MH-CANAL	0			63.00	117.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							

BUILDING NOTES												
DCK=[YR=2020] W5 S5 W5 FSP=[YR=2020] W31 S10 E31 BAS=[YR=2020] W31 S56 PTR= W20 PCP=[YR=2020] N9 PTO=[YR=2020] S4 E4 N4 W4\$ N37 PTO=[YR=2020] S9 E4 N9 W4 \$ N24 PTO=[YR=2020] S11 E10 N11 W10\$ S4 W31 S66 E31\$ E20\$ E31 N56\$ N10\$ S22 E4 S6 W4 FOP=[YR=2020] E4 N6 W4 S6\$ S4 E10 N37\$.												