PARADISE VILLAGE SHELL POINT
UNIT I LOT 23
OR 83 P 169 & OR 84 P 957

REITER TERENCE/REITER SUSAN S
4725 SILENT CREEK LN
TALLAHASSEE, FL 32303

2024

00-00-121-122-11977-023

BUILDING CHARACTERISTICS

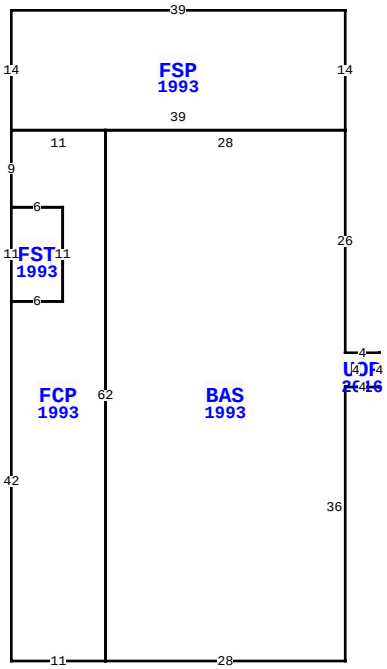
ELEMENT	CD	CONSTRUCTION
Foundation	03	CONCR STEM 100
Frame	02	WOOD FRAME 100
Exterior Wall	26	AL SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 60
Roof Cover	12	MODULAR MT 40
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Stories	0	0 100
Class	PV	PV GRD 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	1993	1,736	141,226
FCP	616	25	1993	154	12,528
FSP	546	60	1993	328	26,683
FST	66	65	1993	43	3,498
UOP	16	25	2016	4	326
TOTALS	2,980			2,265	184,261

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	2,265	182.1600	184.89	418,776	1982	1987	0	0	0	56.00	44.00

1 MOBILE HOM 0% - 0 Heated Area: 1736 HX Base Yr



63 JANET DR, CRAWFORDVILLE

BLD DATE	02/28/2019	RTSR	LGL DATE		
XF DATE	06/29/2018	MMJT	LAND DATE	02/09/2010	JBHC
INC DATE			AG DATE		

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	184,261
TOTAL MARKET OB/XF VALUE	1,437
TOTAL LAND VALUE - MARKET	85,000
TOTAL MARKET VALUE	270,698
SOH/AGL Deduction	40,344
ASSESSED VALUE	230,354
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	230,354
TOTAL JUST VALUE	270,698
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	232,668

COA PER NCOA REPORT

BLDG SCREEN

5 YR PRCL CH, DELETE MH IN XFOB, ACTIVE ON

5 YR PRCL CK, PU UOP2016.

PERMIT NUM	DESCRIPTION	AMT	ISSUED
19001003	MECH	0	07/02/2019
19000290	PLUMBING-CO	0	03/08/2019
2009276	REROOF	0	04/06/2009
20051204	A/C	0	08/09/2005
024313	ELEC	0	11/18/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0456/0859	9/16/2002	WD	Q	I		155,000
GRANTOR: WELLINGTON DENNIS J &						
GRANTEE: REITER TERNCE & SUS						
0370/0610	12/30/1999	WD	Q	I		123,000
GRANTOR: DARON EDWARD A & JOHN						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

FSP=[YR=1993] W39 S14 E39 BAS=[YR=1993] W28 S62
FCP=[YR=1993] N62 W11 S9 E6 S11 W6 FST=[YR=1993] E6 N11 W6
S11$ S42 E11$ E28 N36 UOP=[YR=2016] S4 E4 N4 W4$ N26$ N14$.

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
2	0371	FLOATING D	0	0	18	10	180.00	SF	20.00	20.00	100	1980	1980	3	20	720	
3	0210	CONCRETE D	0	0	23	11	253.00	SF	6.00	6.00	100	1991	1991	3	20	304	
4	0130	FIRE PLACE	0	0	0	0	1.00	UT	1,300.00	1,300.00	100	1982	1982	3	20	260	
6	0375	WOOD WALK	0	0	17	3	51.00	SF	15.00	15.00	100	1990	1990	3	20	153	

LAND DESCRIPTION

TOTAL OB/XF 1,437

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	000270	C	MH-CANAL	0			59.00	119.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							

REVIEW DATE 05/10/2022 BY JSJS Total Acres: 0.16 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000 PRINTED 04/01/2026 BY SYS