PARADISE VILLAGE SHELL POINT
UNIT I LOT 28
OR 52 P 475 & OR 69 P 996

LAMARCHE ALAN R/LAMARCHE KATHLEEN N
73 JANET DRIVE
CRAWFORDVILLE, FL 32327

2024

00-00-121-122-11977-028

BUILDING CHARACTERISTICS

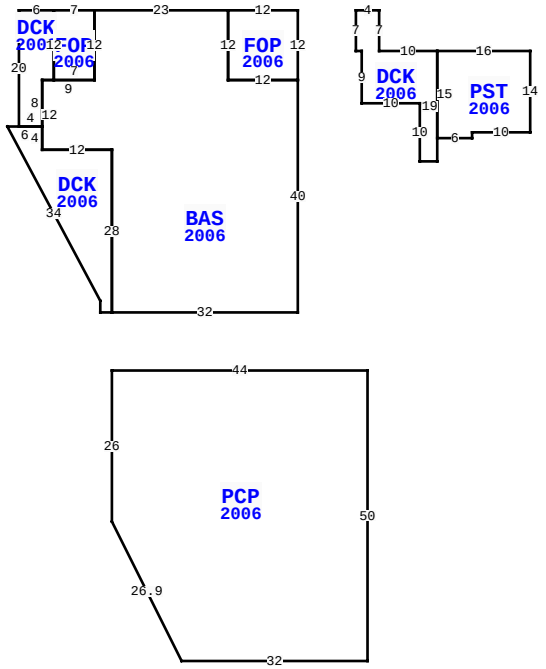
ELEMENT	CD	CONSTRUCTION
Foundation	05	PILE CONCR 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	11	CLAY TILE 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Class	00	N/A 100
Units		0 100
Quality	07	GOOD
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	1,700	100	2006	1,700	168,491
DCK	104	10	2006	10	991
DCK	175	10	2006	18	1,784
DCK	256	10	2006	26	2,577
FOP	84	35	2006	29	2,874
FOP	144	35	2006	50	4,956
PCP	2,056	10	2006	206	20,417
PST	230	15	2006	34	3,370
TOTALS	4,749			2,073	205,459

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	2,073	147.9500	150.17	311,302	2006	2006	0	0	0	34.00	66.00

1 MOBILE HOM 100% - 2006 Heated Area: 1700 HX Base Yr 2006



73 JANET DR, CRAWFORDVILLE

BLD DATE	09/20/2019	MMTP	LGL DATE	02/09/2010	JBHC
XF DATE	09/20/2019	MMTP	LAND DATE		
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	0371	FLOATING D	0	100	30	12	360.00	SF	20.00	20.00	100	1994	1994	3	20	1,440	
2	0335	ALUMINUM W	0	100	16	4	64.00	SF	17.00	17.00	100	2020	2020	3	89	968	
3	0210	CONCRETE D	0	100	16	32	512.00	SF	6.00	6.00	100	2006	2006	3	27	829	
4	0005	ELEVATOR	0	100	0	0	1.00	UT	29,000.00	29,000.00	100	2006	2006	3	66	19,140	
5	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	2006	2006	3	66	858	
6	1450	SOLAR PANE	0	100	0	0	38.00	UT	0.00	0.00	100	2022	2022	3	97	0	

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		205,459
TOTAL MARKET OB/XF VALUE		23,235
TOTAL LAND VALUE - MARKET		85,000
TOTAL MARKET VALUE		313,694
SOH/AGL Deduction		109,824
ASSESSED VALUE		203,870
TOTAL EXEMPTION VALUE	HX HB DX	55,000
BASE TAXABLE VALUE		148,870
TOTAL JUST VALUE		313,694
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		273,375

MM CH PRMT PU XFOB

BLDG SCREEN

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

5 YR PRCL CHK, N/C

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000297	SOLAR PANELS-CC	0	09/02/2022
2009229	REPAIR SEA WALL	0	03/20/2009
2006495	CO	0	10/13/2006
20061278	ENCLOSE PORCH	0	08/03/2006
2006566	MH	0	03/30/2006
024213	ELEC	0	10/26/1998

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0154/0683	7/07/1989	WD	U	V		68,000
GRANTOR:						
GRANTEE:						
0125/0948	11/01/1986	WD	U	V		70,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

FOP=[YR=2006] W12 S12 E12 BAS=[YR=2006] W12 N12 W23 S12 W9
DCK=[YR=2006] E2 N12 FOP=[YR=2006] S12 E7 N12 W7$ W6 S20 E4
N8$ S12 E12 S28 DCK=[YR=2006] N28 W12 N4 W6 D30 R16 S2 E2$
PTR=S10 PCP=[YR=2006] S26 D24 R12 E32 N50 W44$ N10$ E32
N40$ N12$ PTR=E10 DCK=[YR=2006] S7 E1 S9 E10 S10 E3 N19
PST=[YR=2006] S15 E6 N1 E10 N14 W16$ W10 N7 W4$ W10$.

LAND DESCRIPTION

TOTAL OB/XF 23,235

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	100			67.00	100.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							

REVIEW DATE 02/16/2023 BY MMAK Total Acres: 0.15 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000 PRINTED 04/01/2026 BY SYS