

PARADISE VILLAGE SHELL POINT
 UNIT I LOT 39 OR 52 P 102
 OR 923 P 861 OR 927 P 46

GOODROE MELISSA E/ETHRIDGE VICTOR WADE
 856 DOERUN RD
 DOERUN, GA 31771

2024

00-00-121-122-11977-039



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	03	CONCR STEM	100
Frame	02	WOOD FRAME	100
Exterior Wall	26	AL SIDING	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	13	GALVALUM	70
Roof Cover	12	MODULAR MT	30
Interior Wall	05	DRYWALL	100
Interior Floo	07	VYL PLANK	100
Heating Type	13	HEAT PUMP	100
Air Condition	13	HEAT PUMP	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
BAS	1,440	100	1993
BAS	264	100	2015
FCP	833	25	1993
FOP	20	35	2020
FSP	155	60	2016
FST	228	65	1993
TOTALS	2,940		

MARKET ADJUSTMENTS																															
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																				
1	MOBILE HOM	0%	- 2024		244,015	1984	1996	0	0	47.00	53.00																				
Heated Area: 1704 HX Base Yr																															
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>09/20/2019</th> <th>MMAK</th> <th>LGL DATE</th> <th>02/09/2010</th> <th>JBHC</th> </tr> </thead> <tbody> <tr> <td>XF DATE</td> <td>09/20/2019</td> <td>MMAK</td> <td>LAND DATE</td> <td></td> <td></td> </tr> <tr> <td>INC DATE</td> <td></td> <td></td> <td>AG DATE</td> <td></td> <td></td> </tr> </tbody> </table>														BLD DATE	09/20/2019	MMAK	LGL DATE	02/09/2010	JBHC	XF DATE	09/20/2019	MMAK	LAND DATE			INC DATE			AG DATE		
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WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		129,328	
TOTAL MARKET OB/XF VALUE		8,986	
TOTAL LAND VALUE - MARKET		85,000	
TOTAL MARKET VALUE		223,314	
SOH/AGL Deduction		0	
ASSESSED VALUE		223,314	
TOTAL EXEMPTION VALUE		0	
BASE TAXABLE VALUE		223,314	
TOTAL JUST VALUE		223,314	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		195,581	
BLDG SCREEN			
5 YR PRCL CH, DELETE XFOB IN XFOB, ACTIVE ON			
5 YR PRCL CH, CHG RCVR			
DC AUBREY CLINE MAYO OR 1124 P 250			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
17000898	REROOF	0	06/28/2017
16000211	SCREEN PORCH	0	03/23/2016
2012121	MECH	0	03/08/2012

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1309/0448	4/19/2023	WD Q	Q	I	01	317,000
GRANTOR: DOUBLE BANDED LLC						
GRANTEE: GOODROE MELISSA E &						
1165/0578	8/14/2020	WD Q	Q	I	01	205,000
GRANTOR: BETTY RAGANS MAYO AS						
GRANTEE: DOUBLE BANDED LLC						

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
2	0371	FLOATING D	0	0	20	8	160.00	SF	20.00	20.00	100	1991	1991	3	20	640	
3	0130	FIRE PLACE	0	0	0	0	1.00	UT	1,300.00	1,300.00	100	1984	1984	3	30	390	
4	0210	CONCRETE D	0	0	10	24	240.00	SF	6.00	6.00	100	1993	1993	3	20	288	
5	0007	ELECTRIC L	0	0	0	0	1.00	UT	7,500.00	7,500.00	100	2004	2004	3	23	1,725	
6	0375	WOOD WALK	0	0	13	3	39.00	SF	15.00	15.00	100	2007	2007	3	30	176	
7	0371	FLOATING D	0	0	27	12	324.00	SF	20.00	20.00	100	2020	2020	3	89	5,767	

BUILDING NOTES													
58 JANET DR, CRAWFORDVILLE													

BUILDING DIMENSIONS													
BAS=[YR=1993] W48 FOP=[YR=2020] E5 N4 W5 S4\$ W12 S24													
FCP=[YR=1993] N12 W19 FST=[YR=1993] E19 N12 W19 S12\$ S12 E5													
S11 E55 N11 BAS=[YR=2015] S11E24 N11 W24\$ W41\$ E60													
FSP=[YR=2016] E5 S11 E10 U20 L9 W6 S9\$ N24\$.													

LAND DESCRIPTION														TOTAL OB/XF										
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			60.00	116.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							