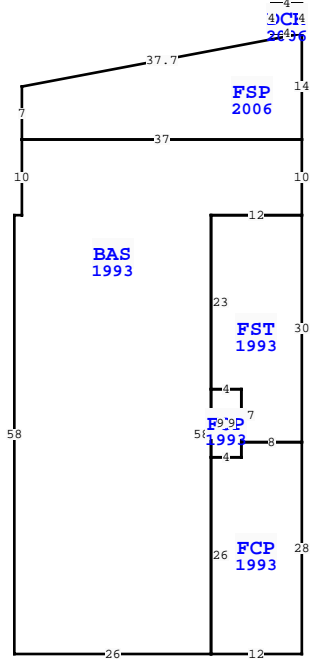




ELEMENT		CD		CONSTRUCTION	
Foundation	03	CONCR	STEM	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	01	MINIMUM	70		
Roof Cover	12	MODULAR	MT 30		
Interior Wall	05	DRYWALL	100		
Interior Floo	12	HARDWOOD	80		
Interior Floo	11	CLAY TILE	20		
Heating Type	04	AIR DUCTED	100		
Air Condition	03	CENTRAL	100		
Bedrooms		3	100		
Bathrooms		2	100		
Stories	1.	1.	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	1,878	100	1993	1,878	202,196
DCK	16	10	2006	2	216
FCP	328	25	1993	82	8,828
FOP	36	35	1993	13	1,399
FSP	389	60	2006	233	25,086
FST	332	65	1993	216	23,256
TOTALS	2,979			2,424	260,981

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HOM	100% - 2002			466,038	1992	1999	0	0	44.00	56.00
Heated Area: 1878 HX Base Yr 2002											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		260,981	
TOTAL MARKET OB/XF VALUE		9,825	
TOTAL LAND VALUE - MARKET		85,000	
TOTAL MARKET VALUE		355,806	
SOH/AGL Deduction		195,939	
ASSESSED VALUE		159,867	
TOTAL EXEMPTION VALUE		50,000	
BASE TAXABLE VALUE		109,867	
TOTAL JUST VALUE		355,806	
NCON VALUE		0	
INCOME VALUE		0	
PREVIOUS YEAR MKT VALUE		300,589	
BLDG SCREEN			
5 YR PRCL CH, DELETE MH IN XFOB, ACTIVE ON			
5 YR PRCL CH, PU XFOB LN 7-9			
7, PU XFOB LN 5-6			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OBN24-00024	FOUNDATION REPAIR		05/31/2024
20061644	SCREEN ROOM	0	10/11/2006
31205	BOATLFT	0	01/15/2004
28518	DCK	0	01/03/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1336/0731	11/15/2023	QC	U	I	11	100
GRANTOR: CAMPBELL JODY B & BRE						
GRANTEE: CAMPBELL ANTHONY GL						
0429/0178	12/20/2001	WD	Q	I		150,000
GRANTOR: CAMPBELL JODY B & BRE						
GRANTEE:						

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	0210	CONCRETE D	0	100	32	10	320.00	SF	6.00	6.00	100	1982	1982	3	20	384	
3	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	1995	1995	3	52	676	
4	0007	ELECTRIC L	0	100	0	0	1.00	UT	7,500.00	7,500.00	100	2003	2003	3	21	1,575	
6	0335	ALUMINUM W	0	100	12	3	36.00	SF	17.00	17.00	100	1990	1990	3	20	122	
7	0210	CONCRETE D	0	100	15	4	60.00	SF	6.00	6.00	100	2014	2014	3	62	223	
8	0211	CONCRETE W	0	100	144	4	576.00	SF	6.00	6.00	100	2018	2018	3	80	2,765	
12	0371	FLOATING D	0	100	16	15	240.00	SF	20.00	20.00	100	2019	2019	3	85	4,080	

TOTAL OB/XF									
9,825									
BLD DATE	03/25/2019	MMAK	LGL DATE						
XF DATE	03/25/2019	MMAK	LAND DATE	02/09/2010 JBHC					
INC DATE			AG DATE						

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=1993] W37 FSP=[YR=2006] E37 N14 DCK=[YR=2006] N4 W4 S4 E4\$ L37 D7 S7\$ S10 W1 S58 E26 N58 E12 FST=[YR=1993] W12 S23 E4 FOP=[YR=1993] W4 S9 E4 N9\$ S7 E8 FCP=[YR=1993] W8 S2 W4 S26 E12 N28\$ N30\$ N10\$.									

LAND DESCRIPTION																								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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			60.00	134.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							