

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	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	70
Interior Wall	06	CUST PANEL	30
Interior Floo	14	CARPET	70
Interior Floo	18	SLATE	30
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	5	MKT AREA	02
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,216	100	2008
TOTALS	1,216		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
2	MOBILE HOM	100% - 2020									
				Heated Area: 1216			HX Base Yr	2020			

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			76,788
TOTAL MARKET OB/XF VALUE			5,402
TOTAL LAND VALUE - MARKET			5,000
TOTAL MARKET VALUE			87,190
SOH/AGL Deduction			21,045
ASSESSED VALUE			66,145
TOTAL EXEMPTION VALUE	HX HB		41,145
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			87,190
NCON VALUE			1,724
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			62,545
MM 5YR CK, CHG RCVR TO 13, INCR EYB TO 2011, CHG X			
MAR CERT BRANDON LEE NICHOLS OR 1173 P 366			
ADD HX FOR 2020-PIOTROWSKI			
5 YR PRCL CK, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
2008223	A/C	0	03/13/2008
2008159	SWMH-CO	0	02/25/2008
28954	ELEC	0	04/24/2002

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1098/0591	1/24/2019	WD	U	I	30	45,600
GRANTOR: NICHOLS BOB NELSON &						
GRANTEE: PIOTROWSKI AMANDA &						
0297/0649	4/22/1997	WD	Q	I		23,000
GRANTOR: NICHOLS BOB NELSON &						
GRANTEE:						

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
1	0940	OPEN SHED	0	100	20	14			4.00	100	1980
2	0100	6" CHAINLI	0	100	0	0			19.00	100	1989
3	0630	METAL UTL	0	100	8	5			8.00	100	1990
6	0635	PORT MTL U	0	100	20	10			0.00	100	2024
7	0080	4' CHAINLI	0	100	0	0			13.00	100	2024

TOTAL OB/XF											
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON
52 CRUSE RD, SOPCHOPPY											
BLD DATE 05/08/2018 MMJT LGL DATE 05/08/2018 MMJT											
XF DATE 05/08/2018 MMJT AG DATE 05/08/2018 MMJT											
INC DATE											

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=2008] W76 S16 E76 N16\$.											

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	000201	C	MH	100			0.00	0.00	1.00	LT		1.00	1.00	1.00	5,000.00	5,000.00	5,000							