4-3S-1E P-3-1-M-75
LYING IN S 1/2 OF SE 1/4
OR 57 P 638 & OR 99 P 145

FORNEY KRISTINA M
P O BOX 1666
CRAWFORDVILLE, FL 32326

2024

04-3S-01E-000-05017-000

BUILDING CHARACTERISTICS

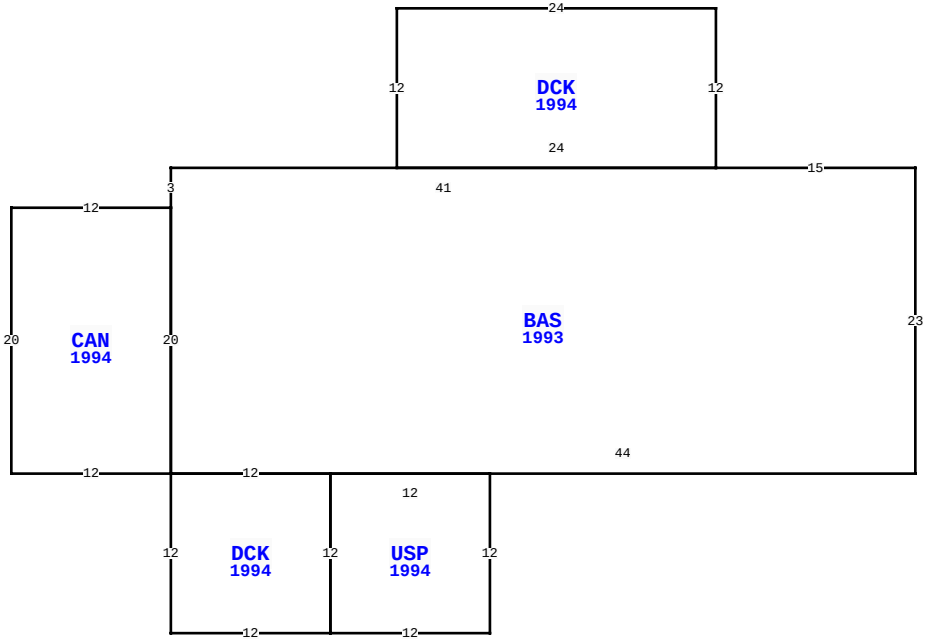
ELEMENT	CD	CONSTRUCTION
Foundation	00	N/A 100
Frame	02	WOOD FRAME 100
Exterior Wall	02	WALL BOARD 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	04	PLYWOOD 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	02	WINDOW 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Class	00	N/A 100
Units		0 100
Quality	02	BELOW AVERAGE
DOR CODE	0200	MOBILE HOME
MAP NUM	1	MKT AREA 09
NEIGHBORHOOD/LOC	000	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,288	100	1993	1,288	27,264
CAN	240	30	1994	72	1,524
DCK	144	10	1994	14	296
DCK	288	10	1994	29	614
USP	144	50	1994	72	1,524
TOTALS	2,104			1,475	31,223

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	1,475	75.6000	52.92	78,057	1980	1984	0	0	0	60.00	40.00

1 MOBILE HOM 100% - 0 Heated Area: 1288 HX Base Yr



1341 OLD WOODVILLE RD, CRAWFORDVILLE

BLD DATE	10/02/2017	FRJT	LGL DATE	
XF DATE	10/02/2017	FRJT	LAND DATE	10/02/2017 FRJT
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	0630	METAL UTL	0	100	0	0	102.00	SF	8.00	8.00	100	1980	1980	3	20	163	
2	0955	PRIVACY FE	0	100	0	0	272.00	LF	15.00	15.00	100	1992	1992	3	0	0	
3	0625	PORT WD UT	0	100	8	16	128.00	SF	6.00	6.00	100	1992	1992	3	20	154	
4	0940	OPEN SHED	0	100	14	18	252.00	SF	4.00	4.00	100	1992	1992	3	20	202	
5	0600	GRN HSE FA	0	100	8	12	96.00	SF	4.00	4.00	100	1992	1992	3	20	77	

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		31,223
TOTAL MARKET OB/XF VALUE		596
TOTAL LAND VALUE - MARKET		15,000
TOTAL MARKET VALUE		46,819
SOH/AGL Deduction		29,576
ASSESSED VALUE		17,243
TOTAL EXEMPTION VALUE	HX HB	17,243
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		46,819
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		39,950

PRMT CK, PU XFOB

5YR CK JS CHG RCVR TO 1 INCR EYB 1980-1984

7. CHG EXW, QUAL

5 YR PRCL CK, CHG CODE XFOB LN 3, DEL XFOB LN

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B24-000089	POLE BARN-CC		02/14/2024

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0489/0478	6/02/2003	QC	U	I		100
GRANTOR: FORNEY JOHN K & KRIST						
GRANTEE: FORNEY KRISTINA M						
0163/0593	4/01/1990	WD	U	I		85,000
GRANTOR:						
GRANTEE:						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1993] W15 DCK=[YR=1994] N12 W24 S12 E24$ W41 S3 CAN=[YR=1994] W12 S20 E12 N20$ S20 DCK=[YR=1994] S12 E12 N12 W12$ E12 USP=[YR=1994] S12 E12 N12 W12$ E44 N23$.

LAND DESCRIPTION

TOTAL OB/XF 596

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	000201	C	MH	100			0.00	0.00	2.00	AC		1.00	1.00	1.00	7,500.00	7,500.00	15,000							

REVIEW DATE 07/09/2024 BY Nwatts Total Acres: 2.00 Total Land Value: 15,000 Market: 0 Agricultural: 0 Common: 15,000 PRINTED 04/08/2026 BY SYS