



ELEMENT		CD		CONSTRUCTION	
Foundation	01	WOOD	FRAME	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	30	VINYL		100	
Roof Structur	03	GABLE/HIP		100	
Roof Cover	03	COMP SHNGL		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	03	CENTRAL		100	
Bedrooms		3		100	
Bathrooms		2		100	
Stories	1.	1.		100	
Class	00	N/A		100	
Units		0		100	
Quality	08	FAIR			
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	1,512	100	1995	1,512	53,244
DCK	72	10	1996	7	246
DCK	160	10	1996	16	564
STR	40	10	1996	4	141
TOTALS	1,784			1,539	54,195

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0200	02	1,539	96.7500	67.72	104,221	1995	1995	0	0	48.00	52.00		
1 MOBILE HOM 0% - 0 Heated Area: 1512 HX Base Yr													
BLD DATE	05/07/2019	RTJT	LGL DATE	05/07/2019	RTJT								
XF DATE	05/07/2019	RTJT	LAND DATE	05/07/2019	RTJT								
INC DATE			AG DATE										

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3			Tax Dist:
BUILDING MARKET VALUE			54,195
TOTAL MARKET OB/XF VALUE			591
TOTAL LAND VALUE - MARKET			45,000
TOTAL MARKET VALUE			99,786
SOH/AGL Deduction			3,423
ASSESSED VALUE			96,363
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			96,363
TOTAL JUST VALUE			99,786
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			87,603
COA PER OWNER IN OFFICE5			
5 YR PRCL CK, PU XF0B LN 2.			
COA COOWNER BERN PEARSON IN OFFICE			
CHG ADD.PER LAST DEED OR672 P184 REMAIL			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
19876	N/A	0	07/21/1995

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1026/0267	2/07/2017	QC	U	I	11	100
GRANTOR: PEARSON INGRID H AS T						
GRANTEE: MORNING LARK LLC						
0950/0035	7/29/2014	WD	U	I	12	39,500
GRANTOR: U.S. BANK TRUST NATIO						
GRANTEE: PEARSON BERN A & PE						

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
1	0620	WOOD UTL B	0	0	9	12		108.00	6.00	100	1996	3	20	130	
2	0625	PORT WD UT	0	0	12	8		96.00	6.00	100	2018	3	80	461	
TOTALS														591	

BUILDING NOTES													
141 RIDGEWOOD DR, CRAWFORDVILLE													

BUILDING DIMENSIONS													
BAS=[YR=1995] W20 DCK=[YR=1996] N9 W8 S9 E8\$ W36 S27 E10													
DCK=[YR=1996] S8 STR=[YR=1996] S5 E8 N5 W8\$ E20 N8 W20\$ E46 N27\$.													

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	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	45,000.00	45,000.00	45,000							