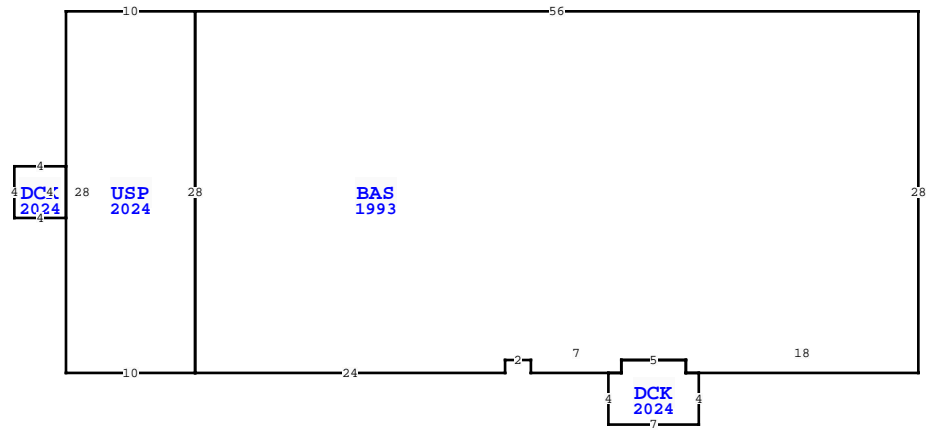


BUILDING CHARACTERISTICS	
ELEMENT	CD
Foundation	01 WOOD FRAME 100
Frame	30 WOOD FRAME 100
Exterior Wall	02 VINYL 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floo	08 SHT VINYL 50
Interior Floo	14 CARPET 50
Heating Type	04 AIR DUCTED 100
Air Condition	03 CENTRAL 100
Bedrooms	3 100
Bathrooms	2 100
Stories	1. 1. 100
Class	00 N/A 100
Units	0 100

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0200	02	1,706	107.5000	75.25	128,376	1993	1993	0	0	50.00	50.00		
1 MOBILE HOM 100% - 0 Heated Area: 1561 HX Base Yr													



Quality					
DOR CODE	MOBILE HOME				
03	AVERAGE				
2020	MOBILE HOME				
MAP NUM	2 MKT AREA 10				
NEIGHBORHOOD/LOC	186.1 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,561	100	1993	1,561	58,733
DCK	16	10	2024	2	76
DCK	33	10	2024	3	113
USP	280	50	2024	140	5,268
TOTALS	1,890			1,706	64,188

WAKULLA COUNTY PROPERTY													
VALUATION SUMMARY													
VALUATION BY												STANDARD	
Tax Group: 3												Tax Dist:	
BUILDING MARKET VALUE												64,188	
TOTAL MARKET OB/XF VALUE												3,320	
TOTAL LAND VALUE - MARKET												30,000	
TOTAL MARKET VALUE												97,508	
SOH/AGL Deduction												57,122	
ASSESSED VALUE												40,386	
TOTAL EXEMPTION VALUE												25,000	
BASE TAXABLE VALUE												15,386	
TOTAL JUST VALUE												97,508	
NCON VALUE												5,456	
INCOME VALUE													
PREVIOUS YEAR MKT VALUE												69,739	
FR 5YR CK CHG DCK TO USP, PU DCKS, DEMO XFOBS, PU													
6-12, DEL DCK1995 FROM TRVS													
5 YR PRCL CK, CHG CODE XFOB LN 5, PU XFOB LN													
LN 5, PU FNDN & FRME													
PERMIT NUM	DESCRIPTION			AMT	ISSUED								
2010918	RE-ROOF			0	09/02/2010								
SALES DATA													
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE							
0209/0296	4/01/1993	WD	Q	V		7,000							
GRANTOR:													
GRANTEE:													
0105/0912	8/01/1984	WD	U	V		2,100							
GRANTOR:													
GRANTEE:													
BUILDING NOTES													
107 SHEPARD'S ESMT, CRAWFORDVILLE													
BLD DATE													
01/09/2018 RTSS													
LGL DATE													
01/09/2018 RTSS													
LAND DATE													
01/09/2018 RTSS													
AG DATE													

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
4	0130	FIRE PLACE	0	100	0	0	1.00	UT	1,300.00	1,300.00	100	1993	1993	3	50	650	
5	0960	SCREEN ROO	0	100	10	11	110.00	SF	21.00	21.00	100	2008	2008	3	70	1,617	
7	0375	WOOD WALK	0	100	9	4	36.00	SF	15.00	15.00	100	2012	2012	3	52	281	
9	0940	OPEN SHED	0	100	19	11	209.00	SF	4.00	4.00	100	2012	2012	3	52	435	
10	0940	OPEN SHED	0	100	9	8	72.00	SF	4.00	4.00	100	2014	2014	3	62	179	
11	0605	PORT VINYL	0	100	8	8	64.00	SF	0.00	0.00	100	2014	2014	3	62	0	
12	0060	DECK WOOD	0	100	8	5	40.00	SF	5.00	5.00	100	2014	2014	3	79	158	
13	0770	PUMP HOUSE	0	100	8	8	64.00	SF	0.00	0.00	100	2024	1995	AV	0	0	

LAND DESCRIPTION																								
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	30,000.00	30,000.00	30,000							

REVIEW DATE													
06/05/2023 BY FRLW													

TOTAL OB/XF													
3,320													

WAKULLA COUNTY PROPERTY													
PAGE 1 of 1													
VALUATION BY													
Tax Group: 3												Tax Dist:	
BUILDING MARKET VALUE												64,188	
TOTAL MARKET OB/XF VALUE												3,320	
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PERMIT NUM	DESCRIPTION			AMT	ISSUED								
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01/09/2018 RTSS													
LAND DATE													
01/09/2018 RTSS													
AG DATE													
BUILDING DIMENSIONS													
BAS=[YR=1993;ORIG=0,0] W56 S28 E24 N1 E2 S1 E7 N1 E5 S1 E18 N28 \$													
USP=[YR=2024;ORIG=-66,0] E10 S28 W10 N28 \$													
DCK=[YR=2024;ORIG=-70,12] E4 S4 W4 N4 \$													
DCK=[YR=2024;ORIG=-23,27] E5 S1 E1 S4 W7 N4 E1 N1 \$													