P-2-8-M-71 A TRACT LOCATED IN THE NE 1/4 OF SEC 5 CONT 5.00 AC OR 193 P 166

CARTER KENNETH M/CARTER LINDA M
154 MILL CREEK RD
CRAWFORDVILLE, FL 32327

2024

05-3S-01E-000-05020-008

BUILDING CHARACTERISTICS

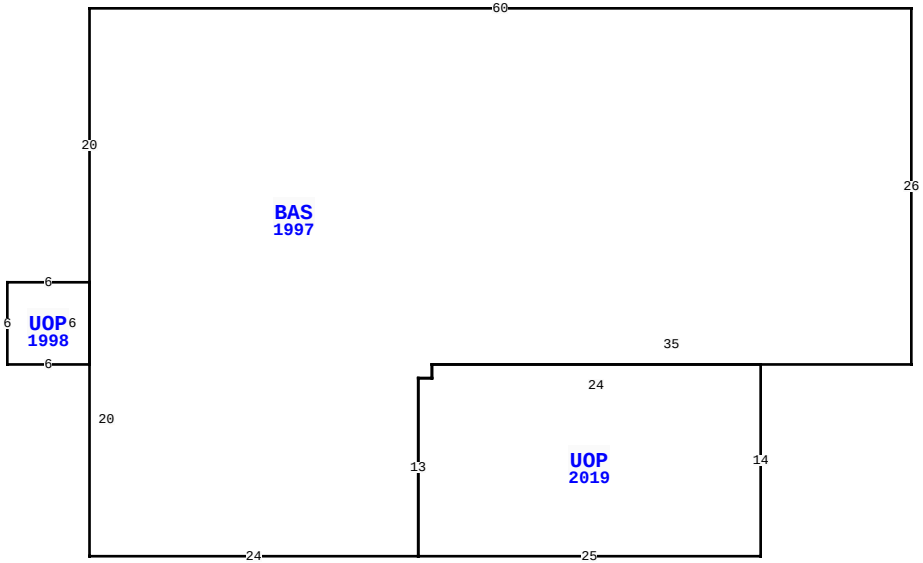
ELEMENT	CD	CONSTRUCTION
Foundation	01	WOOD FRAME 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	12	MODULAR MT 100
Interior Wall	04	PLYWOOD 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Class	00	N/A 100
Units		0 100
Quality	03	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	1,897	100	1997	1,897	85,152
UOP	36	25	1998	9	404
UOP	349	25	2019	87	3,905
TOTALS	2,282			1,993	89,461

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	1,993	112.5000	78.75	156,949	1996	2000	0	0	0	43.00	57.00

1 MOBILE HOM 0% - 0 Heated Area: 1897 HX Base Yr



336 MARY ANN DR, CRAWFORDVILLE

BLD DATE	03/21/2017	RTSR	LGL DATE		
XF DATE	03/21/2017	RTSR	LAND DATE	03/21/2017	RTSR
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	0700	PORT BLDG	0	0	10	12	120.00	SF	8.00	8.00	100	1997	1997	3	54	518	
2	0130	FIRE PLACE	0	0	0	0	1.00	UT	1,300.00	1,300.00	100	1996	1996	3	53	689	

WAKULLA COUNTY PROPERTY

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	89,461
TOTAL MARKET OB/XF VALUE	1,207
TOTAL LAND VALUE - MARKET	27,500
TOTAL MARKET VALUE	118,168
SOH/AGL Deduction	11,834
ASSESSED VALUE	106,334
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	106,334
TOTAL JUST VALUE	118,168
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	96,667

CH TRV.

JS 5 YR CK, CH RCVR ADJ EYB 1998-2000 NEW RF,

5 YR PRCL CH, CHG FNDN, CORR TRAV

COA PER USPS FORM 3547

PERMIT NUM	DESCRIPTION	AMT	ISSUED
22062	N/A	0	03/31/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0924/0540	10/14/2013	WD	U	I	12	30,000
GRANTOR: FEDERAL HOME LOAN MOR						
GRANTEE: CARTER KENNETH M. &						
0924/0539	6/11/2013	WD	U	I	12	100
GRANTOR: JP MORGAN CHASE BANK						
GRANTEE: FEDERAL HOME LOAN M						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1997] W60 S20 UOP=[YR=1998] W6 S6 E6 N6$ S20 E24
UOP=[YR=2019] E25 N14 W24 S1 W1 S13$ N13 E1 N1 E35 N26$.

LAND DESCRIPTION

TOTAL OB/XF 1,207

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	0			0.00	0.00	5.00	AC		1.00	1.00	1.00	5,500.00	5,500.00	27,500							

REVIEW DATE 05/19/2022 BY JSLA Total Acres: 5.00 Total Land Value: 27,500 Market: 0 Agricultural: 0 Common: 27,500 PRINTED 04/01/2026 BY SYS