



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	05	DRYWALL	100		
Interior Floo	07	VYL PLANK	100		
Heating Type	13	HEAT PUMP	100		
Air Condition	13	HEAT PUMP	100		
Bedrooms		3	100		
Bathrooms		2	100		
Stories	1.	1.	100		
Class	00	N/A	100		
Units		0	100		
Condition Adj	13	GOOD	100		
Quality	03	AVERAGE			
DOR CODE	0200 MOBILE HOME				
MAP NUM	2	MKT AREA		10	
NEIGHBORHOOD/LOC	131.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,574	100	1993	1,574	127,449
DCK	64	10	1993	6	486
TOTALS	1,638			1,580	127,935

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
1	MOBILE HOM	100% - 2023		86.14	136,101	1989	2020	0	0	6.00	94.00		
				Heated Area: 1574					HX Base Yr 2023				
BLD DATE 01/10/2020 RTAK LGL DATE 01/10/2020 RTAK XF DATE 01/10/2020 RTAK LAND DATE 01/10/2020 RTAK INC DATE AG DATE													

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				127,935	
TOTAL MARKET OB/XF VALUE				10,894	
TOTAL LAND VALUE - MARKET				20,000	
TOTAL MARKET VALUE				158,829	
SOH/AGL Deduction				24,302	
ASSESSED VALUE				134,527	
TOTAL EXEMPTION VALUE				50,000	
BASE TAXABLE VALUE				84,527	
TOTAL JUST VALUE				158,829	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				130,609	
INCR EYB 1989-1991 PRMT 21000852					
REMOVE HX					
2021 QUESTIONNAIRE RTND COMPLETE-MOVED 8/3/20					
QUESTINNIARE TO FWD ADDR					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
21000852	MECH	0	08/19/2021		
16000742	RE-ROOF-CO	0	07/29/2016		
2007228	UTL BLDG	0	02/15/2007		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / V / I /	RSN CD	SALE PRICE	
1284/0276	9/15/2022	WD Q	I	01	165,100	
GRANTOR: REAVES JANET TRSTEE O						
GRANTEE: SNOW HEATHER NICHOL						
0697/0339	2/14/2007	WD Q	I		79,000	
GRANTOR: NASH CHRISTOPHER C &						
GRANTEE: REAVES JANET TRSTEE						

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	0700	PORT BLDG	0 100	20 10	200.00	SF	0.00	0.00	100	2007	2007	3	68	0	
2	0130	FIRE PLACE	0 100	0 0	1.00	UT	1,300.00	1,300.00	100	1989	1989	3	46	598	
3	1155	RV SITE AV	0 100	0 0	1.00	UT	10,400.00	10,400.00	100	2015	2015	3	99	10,296	
TOTAL OB/XF														10,894	

BUILDING NOTES			
BAS=[YR=1993] W56 S28 E56 N4 DCK=[YR=1993] E8 N8 W8 S8\$ N17 E1 N6 W1 N1\$.			

BUILDING DIMENSIONS			
BAS=[YR=1993] W56 S28 E56 N4 DCK=[YR=1993] E8 N8 W8 S8\$ N17 E1 N6 W1 N1\$.			

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	20,000.00	20,000.00	20,000							