

WOODLAND PARK  
 LOT 21 & 22  
 OR 125 P 112 & OR 166 P 886

FRANKLIN EDDIE/FRANKLIN FAYE  
 40 E L FRANKLIN DR  
 SOPCHOPPY, FL 32358

2024

13-4S-02W-206-01963-021



BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	02	CONCR SLAB 100	
Frame	02	WOOD FRAME 100	
Exterior Wall	26	AL SIDING 100	
Roof Structur	03	GABLE/HIP 100	
Roof Cover	13	GALVALUM 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	
Quality	02	BELOW AVERAGE	
DOR CODE	0200	MOBILE HOME	
MAP NUM	5	MKT AREA	08
NEIGHBORHOOD/LOC	206.00	1.20/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	924	100	2005
TOTALS	924		924

MARKET ADJUSTMENTS																												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND																	
2	MOBILE HOM	0%	0		67,988	1998	2002	0	0	41.00	59.00	Heated Area: 924 HX Base Yr																
<div style="border: 1px solid black; width: 100%; height: 100%; display: flex; align-items: center; justify-content: center;"> <span style="font-size: 2em; color: blue;">BAS 2005</span> </div>																												
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WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY		STANDARD	
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			67,333
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			30,000
TOTAL MARKET VALUE			97,333
SOH/AGL Deduction			29,386
ASSESSED VALUE			67,947
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			67,947
TOTAL JUST VALUE			97,333
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			61,770
ROOF OVER CARD 1 CARD 2 NC			
5YR CK MM CHG RCVR TO 13 INCR EYB 1998-2001			
2018 TRIM RET'D NOT DELIVERABLE UTF			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
20061413	A/C	0	08/29/2006
20061068	SWMH - CO	0	06/28/2006
32616	A/C	0	11/05/2004
32101	MV PROP LN	0	07/16/2004

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1099/0473	2/01/2019	WD Q	Q	I	01	30,500
GRANTOR: PORITZ NANCY						
GRANTEE: FRANKLIN EDDIE & FA						
0542/0366	6/11/2004	WD U	U	I		43,000
GRANTOR: MCDONALD/POWELL CITI						
GRANTEE: CITIZENS BANK WAKUL						

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															
159 WOODLAND DR, CRAWFORDVILLE																															
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BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=2005] W66 S14 E66 N14\$.

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	0			0.00	0.00	2.00	LT		1.00	1.00	1.00	15,000.00	15,000.00	30,000							

