



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	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	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	1,540	100	2002	1,540	70,916
DCK	384	10	2003	38	1,750
TOTALS	1,924			1,578	72,666

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% - 2003		78.05	123,163	2002	2002	0	0	41.00	59.00	Heated Area: 1540 HX Base Yr 2003	
BLD DATE 02/16/2017 FRSR LGL DATE 02/16/2017 FRSR XF DATE 02/16/2017 FRSR LAND DATE 02/16/2017 FRSR 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				72,666		
TOTAL MARKET OB/XF VALUE				11,528		
TOTAL LAND VALUE - MARKET				39,600		
TOTAL MARKET VALUE				123,794		
SOH/AGL Deduction				41,936		
ASSESSED VALUE				81,858		
TOTAL EXEMPTION VALUE				50,000		
BASE TAXABLE VALUE				31,858		
TOTAL JUST VALUE				123,794		
NCON VALUE				0		
INCOME VALUE						
PREVIOUS YEAR MKT VALUE				107,652		
JS 5 YR CK, DEMO XFOB.						
PU XFOB LN 2-4						
5 YR PRCL CH, CHG RCVR, CORR DIMENS XFOB LN 1						
CAP SOH DSICVRY ITEMS						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
16001316	POLE BARN-CO	0	01/17/2017			
2013704	RE-ROOF	0	10/08/2013			
28820	DWMH	0	03/25/2002			
28822	MECH	0	03/25/2002			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1210/0459	2/19/2021	QC	U	V	30	100
GRANTOR: SIMS MELFORD EUGENE &						
GRANTEE: SIMS MELFORD EUGENE						
0439/0492	4/02/2002	WD	Q	V		32,500
GRANTOR: STINSON DENISE						
GRANTEE: SIMS MELFORD EUGENE						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=2002] W15 DCK=[YR=2003] N12 W32 S12 E32\$ W40 S28 E55 N28\$.						

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	8	16			8.00	100	2002	2002	3	59	604	
2	0125	MTL/VYL AC	0	100	0	0			19.00	100	2013	2013	3	57	5,014	
3	0030	BARN, POLE	0	100	24	36			9.00	100	2017	2017	3	76	5,910	
TOTAL OB/XF														11,528		

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	5.28	AC		1.00	1.00	1.00	7,500.00	7,500.00	39,600							