

LINZY MILL S/D  
 LOT 41 BLK B OR 824 P 599  
 OR 863 P 372 OR 863 P 374

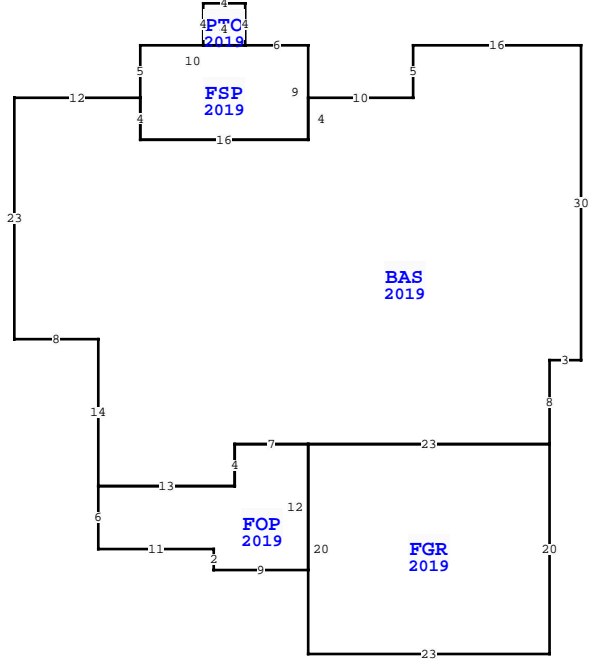
170 LINZY STORE FAMILY TRUST/DOBERT MARK ETAL  
 2343 CRAWFORDVILLE HWY, STE 107-170  
 CRAWFORDVILLE, FL 32327

**2024**

17-3S-01W-318-04457-B41

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
05	HARDIE BRD 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
12	HARDWOOD 60				
14	CARPET 40				
04	AIR DUCTED 100				
03	CENTRAL 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
03	AVERAGE				
0100	SINGLE FAMILY				
2	MKT AREA	10			
318.00	1.10/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,746	100	2019	1,746	202,832
FGR	460	50	2019	230	26,719
FOP	166	30	2019	50	5,809
FSP	144	55	2019	79	9,178
PTO	16	5	2019	1	116
TOTALS	2,532			2,106	244,653

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0100	01	2,106	115.8000	121.01	254,847	2019	2019	0	0	4.00	96.00	
1 SINGLE FAM 0% - 0 Heated Area: 1746 HX Base Yr												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE			244,653
TOTAL MARKET OB/XF VALUE			6,274
TOTAL LAND VALUE - MARKET			40,000
TOTAL MARKET VALUE			290,927
SOH/AGL Deduction			2,864
ASSESSED VALUE			288,063
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			288,063
TOTAL JUST VALUE			290,927
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			271,248
COA PER OWNER RQST -SEE SCANS			
ADD HX FOR 2020- RUDD			
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-3			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000993	PLUMBING REPAIR-C	0	09/22/2021
18000675	SFD-CO	0	06/26/2018

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1236/0017	10/27/2021	WD	U	I	11	100
GRANTOR: DOBERT MARK & KATHLEE						
GRANTEE: DOBERT MARK & DUKE						
1235/0898	10/27/2021	WD	Q	I	01	299,000
GRANTOR: ADKINSON LINDSEY FKA						
GRANTEE: DOBERT MARK & KATHL						

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	0210	CONCRETE D	0	0 48 18	864.00	SF	6.00	6.00	100	2019	2019	3	85	4,406	
2	0211	CONCRETE W	0	0 21 4	84.00	SF	6.00	6.00	100	2019	2019	3	85	428	
3	0955	PRIVACY FE	0	0 0 0	100.00	LF	15.00	15.00	100	2019	2019	3	96	1,440	
TOTALS													6,274		

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	000100	C	SFR	0			0.00	0.00	1.00	LT		1.00	1.00	1.00	40,000.00	40,000.00	40,000							