

WOODVILLE SOUTH PHASE II  
 LOT 11 OR 134 P 89  
 OR 170 P 503 OR 243 P 87

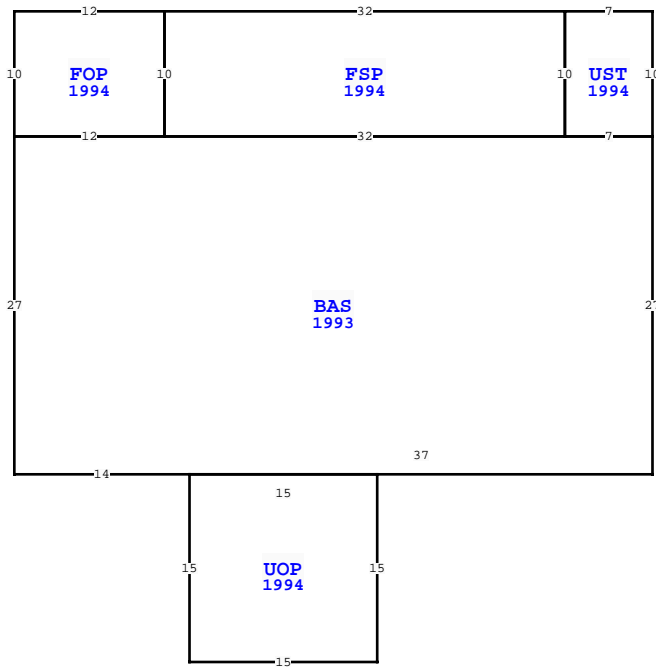
TUCKER CHRISTOPHER S/TUCKER CHRISTOPHER S  
 40 BO BO J RD  
 CRAWFORDVILLE, FL 32327

**2024**

20-2S-01E-207-04917-011

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 Floor	08	SHT VINYL		50	
Interior Floor	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	1,377	100	1993	1,377	50,513
FOP	120	35	1994	42	1,541
FSP	320	60	1994	192	7,043
UOP	225	25	1994	56	2,054
UST	70	55	1994	38	1,394
TOTALS	2,112			1,705	62,545

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0200	02	1,705	111.5000	78.05	133,075	1990	1990	0	0	53.00	47.00
1 MOBILE HOM 100% - 2014 Heated Area: 1377 HX Base Yr 2014											



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 2
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			62,545
TOTAL MARKET OB/XF VALUE			20,344
TOTAL LAND VALUE - MARKET			34,190
TOTAL MARKET VALUE			117,079
SOH/AGL Deduction			37,849
ASSESSED VALUE			79,230
TOTAL EXEMPTION VALUE	HX HB		50,000
BASE TAXABLE VALUE			29,230
TOTAL JUST VALUE			117,079
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			103,913
5 YR PRCL CK, NC			
RCVR, PU CORR TRAV			
CODE XFOB LN 5, PU XFOB LN 10-11, CHG EXW &			
5 YR PRCL CH, CHG SIZE XFOB LN 2,3,6, CHG			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0920/0898	8/04/2013	WD U	I	I	12	45,000
GRANTOR: AMERIS BANK, A GEORGI						
GRANTEE: TUCKER CHRISTOPHER						
0906/0526	4/04/2013	CT U	I	I	11	100
GRANTOR: CLERK OF COURT / SMIT						
GRANTEE: AMERIS BANK, A GEOR						

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	10	12	120.00	SF	8.00	8.00	100	1990	1990	3	47	451	
2	0770	PUMP HOUSE	0	100	4	7	28.00	SF	5.00	5.00	100	1990	1990	3	0	0	
3	0620	WOOD UTL B	0	100	18	6	108.00	SF	6.00	6.00	100	1994	1994	3	20	130	
4	0620	WOOD UTL B	0	100	12	12	144.00	SF	6.00	6.00	100	1994	1994	3	20	173	
5	0945	METAL SHED	0	100	18	18	324.00	SF	15.00	15.00	100	1994	1994	3	20	972	
6	0050	CARPORT UN	0	100	32	21	672.00	SF	9.00	9.00	100	1994	1994	3	51	3,084	
7	0955	PRIVACY FE	0	100	0	0	176.00	LF	15.00	15.00	100	2006	2006	3	30	792	
8	0080	4' CHAINLI	0	100	0	0	570.00	LF	13.00	13.00	100	2006	2006	3	27	2,001	
9	0210	CONCRETE D	0	100	0	0	7,547.00	SF	6.00	6.00	100	2006	2006	3	27	12,226	
10	0060	DECK WOOD	0	100	16	12	192.00	SF	5.00	5.00	100	2006	2006	3	30	288	

TOTAL OB/XF											
BLD DATE	07/22/2019	RTJ/T	LGL DATE								
XF DATE	07/22/2019	RTJ/T	LAND DATE	07/22/2019 RTJ/T							
INC DATE			AG DATE								
40 BO BO J RD, CRAWFORDVILLE											
TOTALS 2,112 1,705 62,545											

BUILDING NOTES											

BUILDING DIMENSIONS											
UST=[YR=1994] W7 S10 E7 BAS=[YR=1993] W7 FSP=[YR=1994] N10 W32 S10 E32\$ W32 FOP=[YR=1994] N10 W12 S10 E12\$ W12 S27 E14 UOP=[YR=1994] S15 E15 N15 W15\$ E37 N27\$ N10\$.											

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	DPHT 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	5.26	AC		1.00	1.00	1.00	6,500.00	6,500.00	34,190							

