

CYPRESS COVE SUB LOT 29
 OR 67 P 221 OR 210 P 81
 OR 275 P 440 OR 608 P 758

MORNING LARK LLC
 294 ELM RIDGE LOOP
 CRAWFORDVILLE, FL 32327

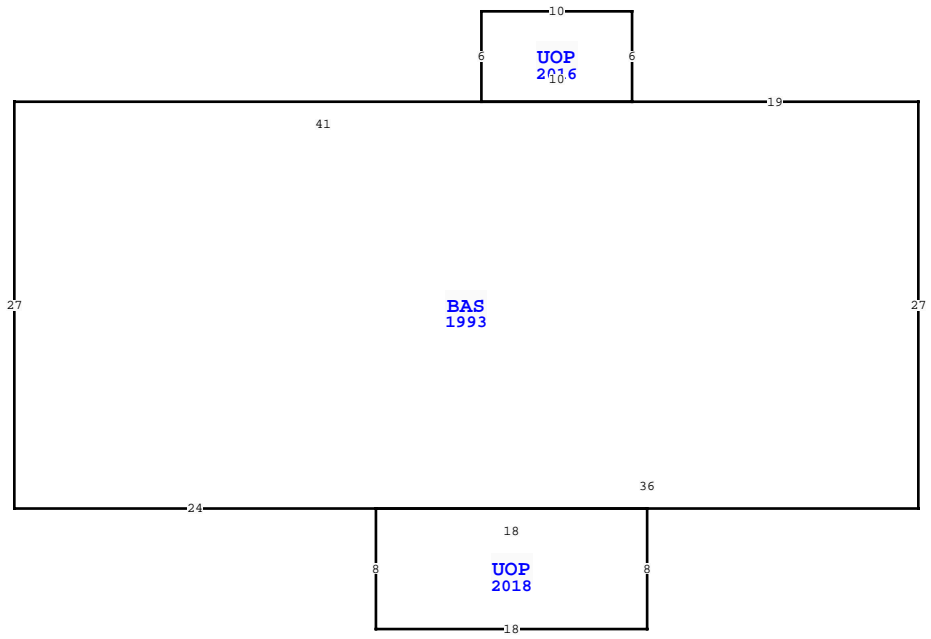
2024

22-2S-01W-185-03945-A29



ELEMENT		CD	BUILDING CHARACTERISTICS		
			CONSTRUCTION		
Foundation	00	N/A	100		
Frame		N/A	100		
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	13	GALVALUM	100		
Interior Wall	04	PLYWOOD	100		
Interior Floo	08	SHT VINYL	50		
Interior Floo	14	CARPET	50		
Heating Type	04	AIR DUCTED	100		
Air Condition	02	WINDOW	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	2	MKT AREA		11	
NEIGHBORHOOD/LOC	000	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,620	100	1993	1,620	58,118
UOP	60	25	2016	15	538
UOP	144	25	2018	36	1,292
TOTALS	1,824			1,671	59,947

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0200	02	1,671	102.5000	71.75	119,894	1993	1993	0	0	50.00	50.00		
1 MOBILE HOM 0% - 0 Heated Area: 1620 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			59,947
TOTAL MARKET OB/XF VALUE			1,663
TOTAL LAND VALUE - MARKET			20,000
TOTAL MARKET VALUE			81,610
SOH/AGL Deduction			18,626
ASSESSED VALUE			62,984
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			62,984
TOTAL JUST VALUE			81,610
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			67,910
JS 5YR CK; DEMO XFOB; CHG EXW; CHG TRAVERSE			
COA PER OWNER IN OFFICE			
CHG RCVR, PU NEW TRAVERSE.			
5 YR PRCL CK, DEL XFOB LN 5-7, CHG LAND CODE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
020968	N/A	0	05/16/1996

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1026/0255	2/07/2017	QC	U	I	11	100
GRANTOR: PEARSON INGRID H AS T						
GRANTEE: MORNING LARK LLC						
0961/0141	1/28/2015	WD	U	I	12	29,800
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: PEARSON INGRID H AS						

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
	0210	CONCRETE D	0	0	27	20	540.00	SF	6.00	6.00	100	1996	1996	3	20	648	
	0130	FIRE PLACE	0	0	0	0	1.00	UT	1,300.00	1,300.00	100	1993	1993	3	50	650	
	0700	PORT BLDG	0	0	8	10	80.00	SF	8.00	8.00	100	2000	2000	3	57	365	

TOTAL OB/XF													
68 QUAIL CT, CRAWFORDVILLE													
BLD DATE	08/02/2017	RTJ/T	LGL DATE	08/02/2017	RTJ/T								
XF DATE	08/02/2017	RTJ/T	LAND DATE	08/02/2017	RTJ/T								
INC DATE			AG DATE										

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=1993] W19 UOP=[YR=2016] N6 W10 S6 E10\$ W41 S27 E24													
UOP=[YR=2018] S8 E18 N8 W18\$ E36 N27\$.													

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	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000							