

MOCKINGBIRD HILL SUBD. LOT 4
OR 77 P.117 & OR 234 P 521
OR 269 P 26 OR 513 P 437

CARTER KENNETH/CARTER LINDA
154 MILL CREEK RD
CRAWFORDVILLE, FL 32327

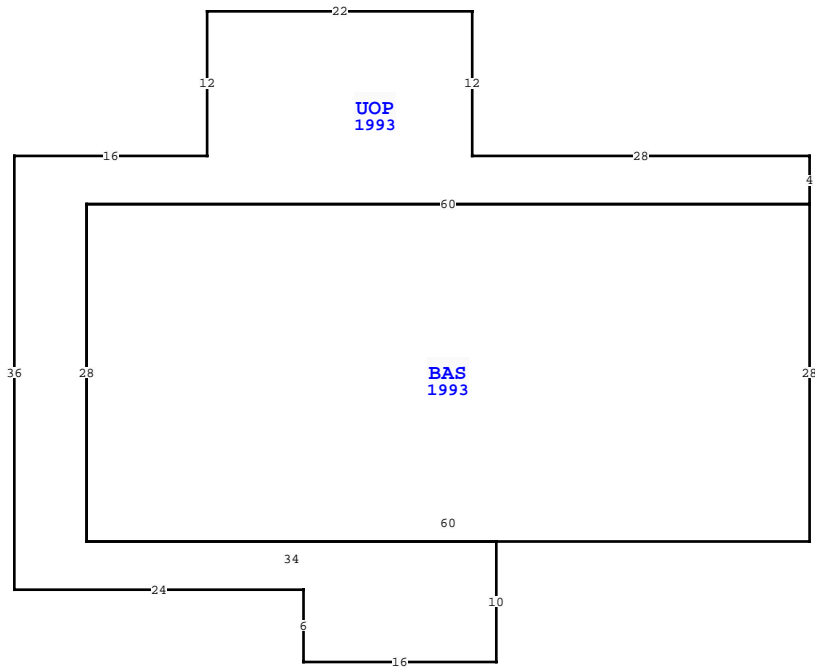
2024

22-2S-01W-190-03948-A04



BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Foundation	01	WOOD FRAME	100		
Frame	02	WOOD FRAME	100		
Exterior Wall	08	WD ON PLY	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	01	MINIMUM	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	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	1,680	100	1993	1,680	57,207
UOP	952	25	1993	238	8,104
TOTALS	2,632			1,918	65,311

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0200	02	1,918	103.5000	72.45	138,959	1990	1990	0	0	53.00	47.00		
1 MOBILE HOM 0% - 0 Heated Area: 1680 HX Base Yr													



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			65,311
TOTAL MARKET OB/XF VALUE			1,315
TOTAL LAND VALUE - MARKET			12,000
TOTAL MARKET VALUE			78,626
SOH/AGL Deduction			23,744
ASSESSED VALUE			54,882
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			54,882
TOTAL JUST VALUE			78,626
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			62,864
5 YR PRCL CH, N/C			
5 YR PRCL CK, NEW TRAVERSE.			
COA PER USPS FORM 3547			
5 YR PRCL CK, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0727/0400	9/12/2007	CT Q	Q	I	01	62,400
GRANTOR: WINFIELD KARREN / CLE						
GRANTEE: CARTER KENNETH & LI						
0513/0437	11/17/2003	WD Q	Q	I		78,900
GRANTOR: FIELDS						
GRANTEE: WINFIELD						

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	0940	OPEN SHED	0	0	20	20		SF	4.00	100	1991	1991	3	20	240	
2	0700	PORT BLDG	0	0	12	16		SF	8.00	100	2008	2008	3	70	1,075	

BLD DATE	02/14/2022	JSJS	LGL DATE	
XF DATE	02/14/2022	JSJS	LAND DATE	09/15/2017
INC DATE			AG DATE	RTJT

BUILDING NOTES													
43 ANCHORS WAY, CRAWFORDVILLE													

BUILDING DIMENSIONS													
UOP=[YR=1993] N4 W28 N12 W22 S12 W16 S36 E24 S6 E16 N10 W34 N28 E60 \$ BAS=[YR=1993] W60 S28 E60 N28\$.													

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	0			238.00	185.00	1.00	LT		1.00	1.00	1.00	12,000.00	12,000.00	12,000							