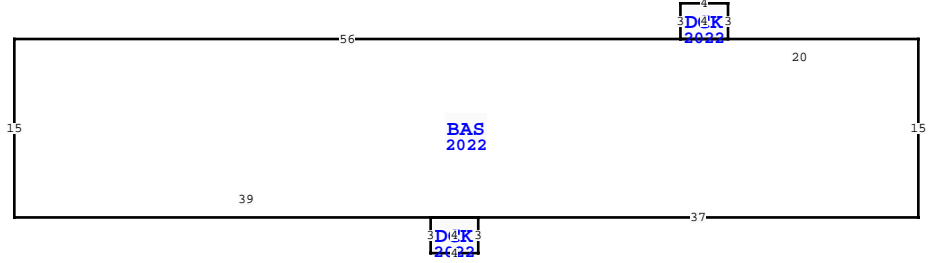


BUILDING CHARACTERISTICS		CONSTRUCTION			
ELEMENT	CD				
Foundation	01	WOOD FRAME	100		
Frame	02	WOOD FRAME	100		
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP SHNGL	100		
Interior Wall	05	DRYWALL	100		
Interior Floo	08	SHT VINYL	70		
Interior Floo	14	CARPET	30		
Heating 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	1,140	100	2022	1,140	83,600
DCK	12	10	2022	1	74
DCK	12	10	2022	1	74
TOTALS	1,164			1,142	83,747

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% - 2024		74.83	85,456	2022	2022	0	0	2.00	98.00	
			Heated Area: 1140				HX Base Yr 2023					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			83,747
TOTAL MARKET OB/XF VALUE			0
TOTAL LAND VALUE - MARKET			30,000
TOTAL MARKET VALUE			113,747
SOH/AGL Deduction			0
ASSESSED VALUE			113,747
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			63,747
TOTAL JUST VALUE			113,747
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			96,997
COA PER HX APP			
COMB 1 AC FROM 01424-000			
OR 1292 P 757 AFFDVT APPRVL BNDRY ADJ			
JS PRMT CHK PU NEW BLDG			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
22000262	MH-CO	0	08/05/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1296/0176	1/03/2023	QC	U	I	30	100
GRANTOR: MCCAULEY RICHARD Y SR						
GRANTEE: MCCAULEY BRIAN R						
1266/0593	5/19/2022	WD	U	V	30	100
GRANTOR: MCCAULEY BRYAN RICHA						
GRANTEE: MCCAULEY BRIAN R &						

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

BUILDING NOTES												

BUILDING DIMENSIONS												
BAS=[YR=2022] W20 DCK=[YR=2022] E4 N3 W4 S3\$ W56 S15 E39												
DCK=[YR=2022] W4 S3 E4 N3\$ E37 N15\$.												

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	2.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	30,000								