IN NW 1/4 OF SE 1/4 OF SEC 25
3S 2W
OR 690 P 416

MARQUIS DIANNE B
286 ARRAN RD
CRAWFORDVILLE, FL 32327

2024

25-3S-02W-000-01609-006

BUILDING CHARACTERISTICS

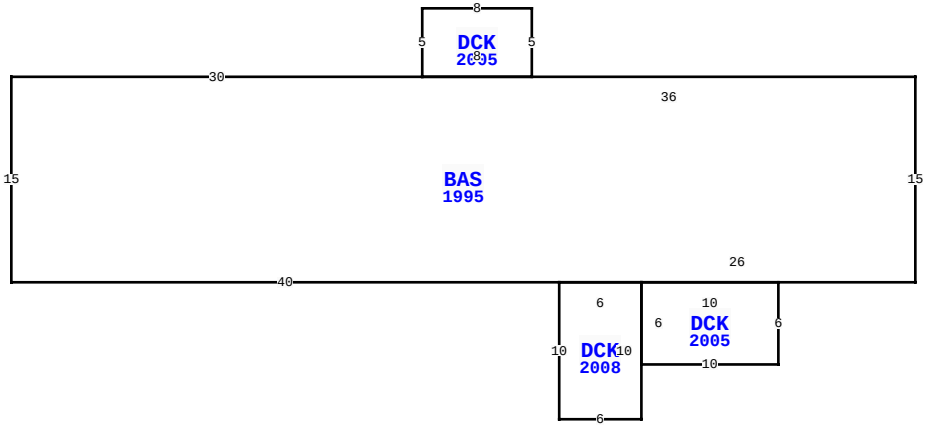
ELEMENT	CD	CONSTRUCTION
Foundation	01	WOOD FRAME 100
Frame	02	WOOD FRAME 100
Exterior Wall	26	AL SIDING 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Class	00	N/A 100
Units		0 100
Quality	02	BELOW AVERAGE
DOR CODE	0200	MOBILE HOME
MAP NUM	5	MKT AREA 10
NEIGHBORHOOD/LOC	000	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	990	100	1995	990	31,856
DCK	40	10	2005	4	129
DCK	60	10	2005	6	193
DCK	60	10	2008	6	193
TOTALS	1,150			1,006	32,371

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	1,006	88.4000	61.88	62,251	1995	1995	0	0	0	48.00	52.00

1 MOBILE HOM 0% - 0 Heated Area: 990 HX Base Yr



12 REDWOOD LN, CRAWFORDVILLE

BLD DATE	03/15/2017	MMJT	LGL DATE		
XF DATE	03/15/2017	MMJT	LAND DATE	03/15/2017	MMJT
INC DATE			AG DATE		

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	32,371
TOTAL MARKET OB/XF VALUE	230
TOTAL LAND VALUE - MARKET	11,475
TOTAL MARKET VALUE	44,076
SOH/AGL Deduction	2,164
ASSESSED VALUE	41,912
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	41,912
TOTAL JUST VALUE	44,076
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	38,102

2023 HX REMOVED DECEASED 11/21/2022 PER DMV

MM 5YR CK - DEMO XFOB; PU XFOBS

ADDR; H3 FLAG ADDED WITH UPDATED ADDR

WITH FWD ADDR DIFFERENT FROM HX SITE

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0690/0416	12/27/2006	WD	Q	I	01	100

GRANTOR: OLAH JOSEPH D & CHERY

GRANTEE: MARQUIS DIANNE B

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1995] W36 DCK=[YR=2005] E8 N5 W8 S5$ W30 S15 E40 DCK=[YR=2008] S10 E6 N10 DCK=[YR=2005] S6 E10 N6 W10$ W6$ E26 N15$.

EXTRA FEATURES

LN	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	0060	DECK WOOD	0	0	8	6	48.00	SF	5.00	5.00	100	2019	2019	3	96	230	
2	0700	PORT BLDG	0	0	14	8	112.00	SF	0.00	0.00	100	2018	2018	3	90	0	

LAND DESCRIPTION

TOTAL OB/XF 230

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH 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	1.53	AC		1.00	1.00	1.00	7,500.00	7,500.00	11,475							

REVIEW DATE 05/07/2022 BY MMLH Total Acres: 1.53 Total Land Value: 11,475 Market: 0 Agricultural: 0 Common: 11,475 PRINTED 04/29/2026 BY SYS