

MEDART MANOR  
BLOCK A LOT 5  
OR 37 P 71 OR 49 P 697

MOWERY JOHN F/MOWERY SHIRLEY T  
36 ALASKA WAY  
CRAWFORDVILLE, FL 32327

**2024**

25-4S-02W-023-02147-000

| ELEMENT |                  | BUILDING CHARACTERISTICS |                      |     |        |
|---------|------------------|--------------------------|----------------------|-----|--------|
| CD      | CONSTRUCTION     |                          |                      |     |        |
| 01      | WOOD FRAME 100   |                          |                      |     |        |
| 02      | WOOD FRAME 100   |                          |                      |     |        |
| 08      | WD ON PLY 50     |                          |                      |     |        |
| 26      | AL SIDING 50     |                          |                      |     |        |
| 01      | FLAT 100         |                          |                      |     |        |
| 01      | MINIMUM 100      |                          |                      |     |        |
| 04      | PLYWOOD 100      |                          |                      |     |        |
| 08      | SHT VINYL 50     |                          |                      |     |        |
| 14      | CARPET 50        |                          |                      |     |        |
| 02      | CONVECTION 100   |                          |                      |     |        |
| 02      | WINDOW 100       |                          |                      |     |        |
|         | Bedrooms         | 2                        | 100                  |     |        |
|         | Bathrooms        | 1                        | 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 08          |     |        |
|         | NEIGHBORHOOD/LOC | 000                      | 1.00/                |     |        |
|         | AREA TYPE        | TOTAL GROSS AREA         | PCT OF BASE          |     |        |
|         | YEAR             | TOT ADJ AREA             | SUBAREA MARKET VALUE |     |        |
| BAS     | 600              | 100                      | 1993                 | 600 | 13,104 |
| BAS     | 280              | 100                      | 2003                 | 280 | 6,115  |
| FOP     | 180              | 35                       | 2002                 | 63  | 1,376  |
| TOTALS  | 1,060            |                          |                      | 943 | 20,595 |

| 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% - 0  |             |                |                |     |     |      |      |      |        | Heated Area: 880 HX Base Yr |  |

| WAKULLA COUNTY PROPERTY                |             |     |             |
|--|-------------|-----|-------------|
| VALUATION SUMMARY                      |             |     | PAGE 1 of 1 |
| VALUATION BY                           |             |     | STANDARD    |
| Tax Group: 3                           | Tax Dist:   |     |             |
| BUILDING MARKET VALUE                  |             |     | 20,595      |
| TOTAL MARKET OB/XF VALUE               |             |     | 736         |
| TOTAL LAND VALUE - MARKET              |             |     | 5,000       |
| TOTAL MARKET VALUE                     |             |     | 26,331      |
| SOH/AGL Deduction                      |             |     | 17,520      |
| ASSESSED VALUE                         |             |     | 8,811       |
| TOTAL EXEMPTION VALUE                  | HX HB WX    |     | 8,811       |
| BASE TAXABLE VALUE                     |             |     | 0           |
| TOTAL JUST VALUE                       |             |     | 26,331      |
| NCON VALUE                             |             |     | 0           |
| INCOME VALUE                           |             |     |             |
| PREVIOUS YEAR MKT VALUE                |             |     | 21,590      |
| 2023 TRIM RTND, COA TO HX LOCATION     |             |     |             |
| MM 5 YR CK, CH EXW, DEMOXFOB, PU XFOB. |             |     |             |
| 5 YR PRCL CK, CHG FLOR. DEL XFOB LN 3  |             |     |             |
| XFOB LN 3                              |             |     |             |
| PERMIT NUM                             | DESCRIPTION | AMT | ISSUED      |
|  |             |     |             |

| SALES DATA                     |            |           |       |       |        |            |
|--------------------------------|------------|-----------|-------|-------|--------|------------|
| OFF RECORD Number              | DATE       | TYPE INST | Q / U | V / I | RSN CD | SALE PRICE |
| 0372/0213                      | 1/21/2000  | WD U      |       | I     |        | 100        |
| GRANTOR: MOWERY JOHN F & SHIRL |            |           |       |       |        |            |
| GRANTEE:                       |            |           |       |       |        |            |
| 0183/0723                      | 10/01/1991 | WD U      | V     |       |        | 100        |
| GRANTOR:                       |            |           |       |       |        |            |
| GRANTEE:                       |            |           |       |       |        |            |

| 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 | 20    |    |       | 8.00           | 100       | 1989    | 1989        | 3 | 46     | 736             |       |
| 2              | 0525       | UTL BLD <1  | 0       | 100 | 8  | 8     |    |       | 0.00           | 100       | 2020    | 2020        | 3 | 89     | 0               |       |

| BUILDING NOTES |  |  |  |
|----------------|--|--|--|
|                |  |  |  |

| BUILDING DIMENSIONS  |  |  |  |
|--|--|--|--|
| BAS=[YR=1993] W24 FOP=[YR=2002] N10 W18 S10 E18\$ W26 S12 E16 BAS=[YR=2003] S10 E28 N10 W28\$ E34 N12\$. |  |  |  |

| 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                   |     |     |          | 0.00  | 0.00  | 1.00        | LT          |     | 1.00     | 1.00   | 1.00    | 5,000.00   | 5,000.00       | 5,000      |                             |      |         |      |     |    |        |