

RIVER SINK  
 BLOCK B LOT 32 & 33  
 OR 98 P 16 & OR 104 P 199

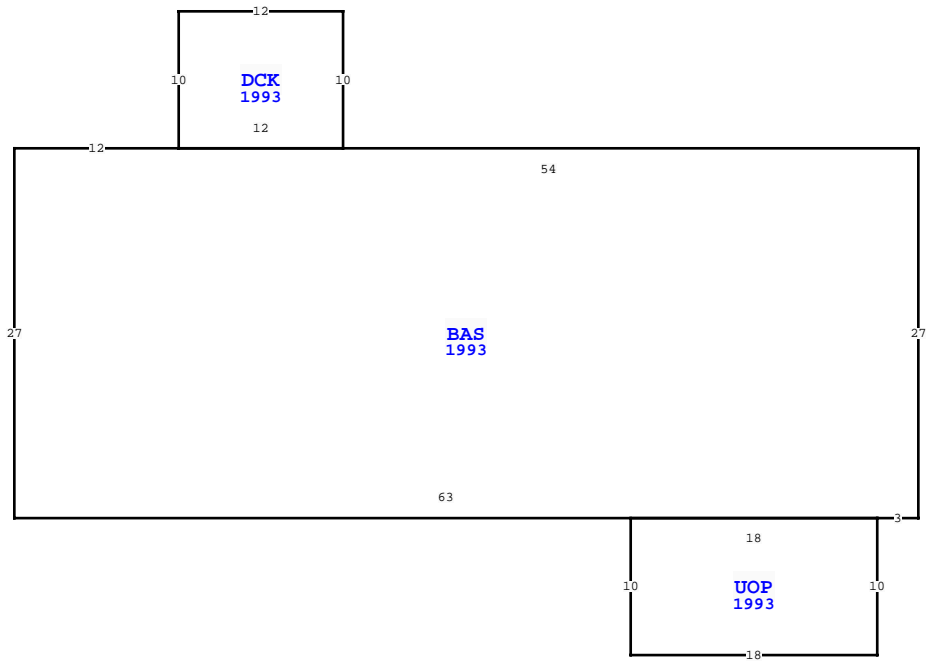
HOWELL VERNON R  
 255 PIXIE CIR  
 CRAWFORDVILLE, FL 32327

**2024**

29-2S-01W-051-04165-000  


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	07	VYL PLANK 80
Interior Floo	14	CARPET 20
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		4 100
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	51.00	1.15/
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	1,782	100
DCK	120	10
UOP	180	25
TOTALS	2,082	1,839

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%	- 2022		Heated Area: 1782					HX Base Yr	2022		



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			126,559
TOTAL MARKET OB/XF VALUE			725
TOTAL LAND VALUE - MARKET			40,000
TOTAL MARKET VALUE			167,284
SOH/AGL Deduction			51,805
ASSESSED VALUE			115,479
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			65,479
TOTAL JUST VALUE			167,284
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			115,437
5YR CK JS DEMO XFOB			
INCR EYB 2010-2012 HVAC-CC 3-2022			
2020 TRIM RETURNED UTF			
2019 TRIM RETURNED UTF			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
OB22-000090	HVAC-CC	0	02/15/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1246/0758	12/29/2021	WD	Q	I	01	132,000
GRANTOR: BENTLEE HOLDINGS, LLC						
GRANTEE: HOWELL VERNON R						
1204/0434	4/19/2021	WD	U	I	12	42,000
GRANTOR: AMERIS BANK						
GRANTEE: BENTLEE HOLDINGS, L						

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	0620	WOOD UTL B	0	100	12	12	144.00	SF	6.00	6.00	100	1990	1990	3	20	173	
2	0620	WOOD UTL B	0	100	12	10	120.00	SF	6.00	6.00	100	1995	1995	3	20	144	
3	0055	PORTABLE C	0	100	20	20	400.00	SF	3.00	3.00	100	2008	2008	3	34	408	

TOTAL OB/XF													
725													

BUILDING NOTES													

BUILDING DIMENSIONS													
BAS=[YR=1993] W54 DCK=[YR=1993] E12 N10 W12 S10\$ W12 S27 E63													
UOP=[YR=1993] W18 S10 E18 N10\$ E3 N27\$.													

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			100.00	185.00	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000							
2	000000	C	VAC RES	100			100.00	185.00	1.00	LT		1.00	1.00	1.00	20,000.00	20,000.00	20,000							