

P-2-6-M-70 1.79 AC M/L
IN THE WEST 1/2 OF THE NE 1/4
OF THE NW 1/4 OF SECT 30

WILLIAMS SHARON STATEN
95 STATEN RD
CRAWFORDVILLE, FL 32327

2024

30-2S-01E-000-04949-006

ELEMENT		CD		CONSTRUCTION	
Foundation	01	WOOD	FRAME	100	
Frame	02	WOOD	FRAME	100	
Exterior Wall	30	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	12	MODULAR MT	100		
Interior Wall	04	PLYWOOD	100		
Interior Floo	11	CLAY TILE	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	1	MKT AREA	09		
NEIGHBORHOOD/LOC	4949.00	1.00/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,848	100	1996	1,848	64,126
UCP	324	20	2003	65	2,256
UOP	168	25	2004	42	1,458
TOTALS	2,340			1,955	67,839

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%	- 1997	68.04	133,018	1994	1994	0	0	49.00	51.00
				Heated Area: 1848			HX Base Yr 1997				

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3	
VALUATION SUMMARY						
VALUATION BY		STANDARD				
Tax Group: 3		Tax Dist:				
BUILDING MARKET VALUE		67,839				
TOTAL MARKET OB/XF VALUE		0				
TOTAL LAND VALUE - MARKET		24,978				
TOTAL MARKET VALUE		92,817				
SOH/AGL Deduction		60,317				
ASSESSED VALUE		32,500				
TOTAL EXEMPTION VALUE		HX HB 25,000				
BASE TAXABLE VALUE		7,500				
TOTAL JUST VALUE		92,817				
NCON VALUE		0				
INCOME VALUE						
PREVIOUS YEAR MKT VALUE		65,452				
COA PER USPS FORM 3547						
VERIFIED 5 YR PRCL CHECK						
5YR PRCL CK, CH FLOR, RCVR						
5YR PRCL CH-CHGS TO BE KEYED AT LATER DATE.						
PERMIT NUM	DESCRIPTION	AMT	ISSUED			
2013416	VINYL SIDING	0	06/20/2013			
30408	UCP	0	06/20/2003			
29583	REROOF	0	11/04/2002			
SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0270/0400	2/22/1996	WD	U	V		100
GRANTOR: WILLIAMS SHARON STATE						
GRANTEE:						
BUILDING NOTES						
BUILDING DIMENSIONS						
BAS=[YR=1996] W66 S28 E25 UOP=[YR=2004] S12 E14 N12 W14\$ E23 UCP=[YR=2003] S18 E18 N18 W18\$ E18 N28 \$.						

EXTRA FEATURES		95 STATEN RD, CRAWFORDVILLE														
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

TOTAL OB/XF												0												
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPHT 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	1.81	AC		1.00	1.00	1.00	13,800.00	13,800.00	24,978							

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	DPHT 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	1.81	AC		1.00	1.00	1.00	13,800.00	13,800.00	24,978							

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	DPHT 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	1.81	AC		1.00	1.00	1.00	13,800.00	13,800.00	24,978							