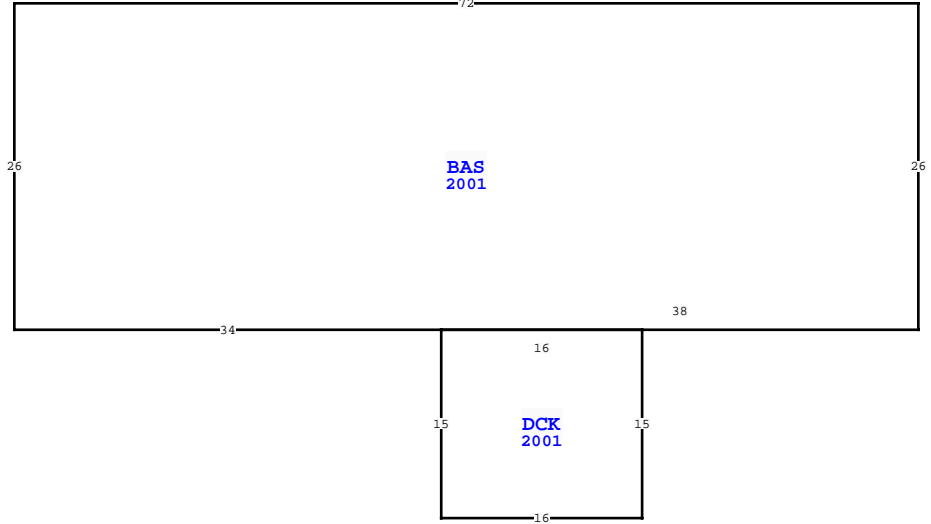




ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
01	WOOD FRAME 100				
02	WOOD FRAME 100				
03	VINYL 100				
03	GABLE/HIP 100				
13	GALVALUM 100				
05	DRYWALL 100				
08	SHT VINYL 50				
14	CARPET 50				
04	AIR DUCTED 100				
03	CENTRAL 100				
	4 100				
	2 100				
1.	1. 100				
00	N/A 100				
	0 100				
08	FAIR				
0200	MOBILE HOME				
1	MKT AREA	09			
000	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,872	100	2001	1,872	76,264
DCK	240	10	2001	24	978
TOTALS	2,112			1,896	77,242

MARKET ADJUSTMENTS												
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	
0200	02	1,896	100.3500	70.24	133,175	2001	2001	0	0	42.00	58.00	
1 MOBILE HOM 0% - 0 Heated Area: 1872 HX Base Yr												



WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 2	
VALUATION BY		STANDARD		
Tax Group: 3	Tax Dist:			
BUILDING MARKET VALUE			131,508	
TOTAL MARKET OB/XF VALUE			5,396	
TOTAL LAND VALUE - MARKET			52,725	
TOTAL MARKET VALUE			189,629	
SOH/AGL Deduction			14,017	
ASSESSED VALUE			175,612	
TOTAL EXEMPTION VALUE			0	
BASE TAXABLE VALUE			175,612	
TOTAL JUST VALUE			189,629	
NCON VALUE			0	
INCOME VALUE				
PREVIOUS YEAR MKT VALUE			159,647	
BECAUSE NOT ADDED ORIGINALLY				
VERIFIED 7/22/21 CARDS; ADDED XFOB 210 & 80				
LYNCH PORT 2021 VALUES TO PASCO COUNTY				
PU XFOB 0210, 0080				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
2011675	RE-ROOF	0	09/28/2011	
027467	MECH	0	02/15/2001	
027461	DWMH	0	02/13/2001	
025431	SHED	0	07/19/1999	
18138	N/A	0	02/08/1994	
18037	N/A	0	01/07/1994	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / RSN / I / CD	SALE PRICE
0570/0677	12/16/2004	QC U	I	100
GRANTOR: WHITE				
GRANTEE: WHITE				
0199/0164	8/31/1992	WD U	I	100
GRANTOR:				
GRANTEE:				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2001] W72 S26 E34 DCK=[YR=2001] S15 E16 N15 W16\$ E38 N26\$.				

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	0090	CHAINLINK	0	0	0	560.00	LF	12.00	12.00	100	1992	1992	3	20	1,344	
2	0140	FIRE PLACE	0	0	0	1.00	UT	1,900.00	1,900.00	100	2000	2000	3	57	1,083	
3	0001	BLOCK UTIL	0	0	20	480.00	SF	16.00	16.00	100	2000	2000	3	20	1,536	
4	0700	PORT BLDG	0	0	12	192.00	SF	8.00	8.00	100	2001	2001	3	58	891	
5	0770	PUMP HOUSE	0	0	6	42.00	SF	5.00	5.00	100	2002	2002	3	0	0	
7	0210	CONCRETE D	0	0	15	300.00	SF	6.00	6.00	100	2000	2000	3	20	360	
8	0080	4' CHAINLI	0	0	0	70.00	LF	13.00	13.00	100	2000	2000	3	20	182	
TOTALS													5,396			

LAND DESCRIPTION																								
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			0.00	0.00	7.03	AC		1.00	1.00	1.00	7,500.00	7,500.00	52,725							

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	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	03	AVERAGE	
DOR CODE	0200	MOBILE HOME	
MAP NUM	1	MKT AREA	09
NEIGHBORHOOD/LOC	000	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,404	100	2021
DCK	96	10	2001
TOTALS	1,500		

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0200	02	1,414	107.5000	75.25	106,404	1994	1994	0	0	49.00	51.00
3 MOBILE HOM			0% - 0	Heated Area: 1404			HX Base Yr				
<div style="border: 1px solid black; padding: 10px; text-align: center;"> <p>52</p> <p>27</p> <p>27</p> <p>25</p> <p>16</p> <p>6</p> <p>6</p> <p>16</p> <p>BAS 2021</p> <p>DCK 2001</p> </div>											
BLD DATE	07/22/2021	FRJS	LGL DATE	07/22/2021	FRJS						
XF DATE	07/22/2021	FRJS	LAND DATE	07/22/2021	FRJS						
INC DATE			AG DATE								

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 2 of 2
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			131,508
TOTAL MARKET OB/XF VALUE			5,396
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TOTAL MARKET VALUE			189,629
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ASSESSED VALUE			175,612
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			175,612
TOTAL JUST VALUE			189,629
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			159,647
PU NEW TRAV, CHG BEDS, PU MH, DEL XFOB 0900,			
5 YR PRCL CH, PU FNDN & FRME, CHG RCVR, QUAL			
RD, N/C			
5 YR PRCL CH, LIVABLE MH SITE @ 94 CENTERLINE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
0570/0677	12/16/2004	QC	U	I		100
GRANTOR: WHITE						
GRANTEE: WHITE						
0199/0164	8/31/1992	WD	U	I		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

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

BUILDING NOTES											

BUILDING DIMENSIONS											
BAS=[YR=2021] W52 S27 E25 DCK=[YR=2001] S6 E16 N6 W16\$ E27 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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV