

SPRINGWOOD SUBD. PHASE 1
 LOT 8 BLOCK E OR 105 P.131
 OR 162 P 69 OR 501 P 260

LEE NICHOLAS/LEE KELSEY
 48 SPRINGWOOD BLVD
 CRAWFORDVILLE, FL 32327

2024

33-2S-01E-189-04995-E08

BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Foundation	01	WOOD FRAME	100
Frame	02	WOOD FRAME	100
Exterior Wall	08	WD ON PLY	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	08	FAIR	
DOR CODE	0200	MOBILE HOME	
MAP NUM	1	MKT AREA	09
NEIGHBORHOOD/LOC	189.00	1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR
BAS	1,344	100	1993
UOP	112	25	1993
TOTALS	1,456		

MARKET ADJUSTMENTS																										
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND															
1	MOBILE HOM	0%	- 2023		92,061	1988	1988	0	0	55.00	45.00															
Heated Area: 1344 HX Base Yr																										
<table border="1"> <thead> <tr> <th>BLD DATE</th> <th>07/06/2021</th> <th>FRJS</th> <th>LGL DATE</th> <th></th> </tr> <tr> <th>XF DATE</th> <th>07/06/2021</th> <th>FRJS</th> <th>LAND DATE</th> <th>07/06/2021</th> </tr> <tr> <th>INC DATE</th> <th></th> <th></th> <th>AG DATE</th> <th></th> </tr> </thead> </table>												BLD DATE	07/06/2021	FRJS	LGL DATE		XF DATE	07/06/2021	FRJS	LAND DATE	07/06/2021	INC DATE			AG DATE	
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INC DATE			AG DATE																							

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			41,427
TOTAL MARKET OB/XF VALUE			1,053
TOTAL LAND VALUE - MARKET			10,000
TOTAL MARKET VALUE			52,480
SOH/AGL Deduction			3,977
ASSESSED VALUE			48,503
TOTAL EXEMPTION VALUE			0
BASE TAXABLE VALUE			48,503
TOTAL JUST VALUE			52,480
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			44,094
COA PER NCOA REPORT			
CORR DIMS LN 2, PU 0940, 0955			
PU NEW TRAV, CHG QUALITY CORR CODE XFOB LNL			
PROPERTY 8/2013 TO SON . REMOVE HX			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
17000623	DOORS/WINDOWS	0	06/22/2017
17000623	WINDOWS-CO	0	05/04/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1283/0179	9/07/2022	WD	Q	I	01	50,000
GRANTOR: MERRITT LOUCINDA W						
GRANTEE: LEE NICHOLAS & KELS						
0768/0383	8/25/2008	FJ	Q	I	01	5,200
GRANTOR: MERRITT GEORGE A.						
GRANTEE: MERRITT LOUCINDA W.						

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	0625	PORT WD UT	0	0	12	12			144.00	SF	6.00	100	1990	1990	3	20	173	
2	0940	OPEN SHED	0	0	12	16			192.00	SF	4.00	100	1990	1990	3	20	154	
3	0130	FIRE PLACE	0	0	0	0			1.00	UT	1,300.00	1,300.00	100	1990	1990	3	47	611
4	0940	OPEN SHED	0	0	8	18			144.00	SF	4.00	100	1990	1990	3	20	115	
5	0955	PRIVACY FE	0	0	0	0			16.00	LF	15.00	15.00	100	1990	1990	3	0	0

BUILDING NOTES

BUILDING DIMENSIONS
BAS=[YR=1993] W56 S24 E36 UOP=[YR=1993] S8 E14 N8 W14\$ E20 N24\$.

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	10,000.00	10,000.00	10,000							