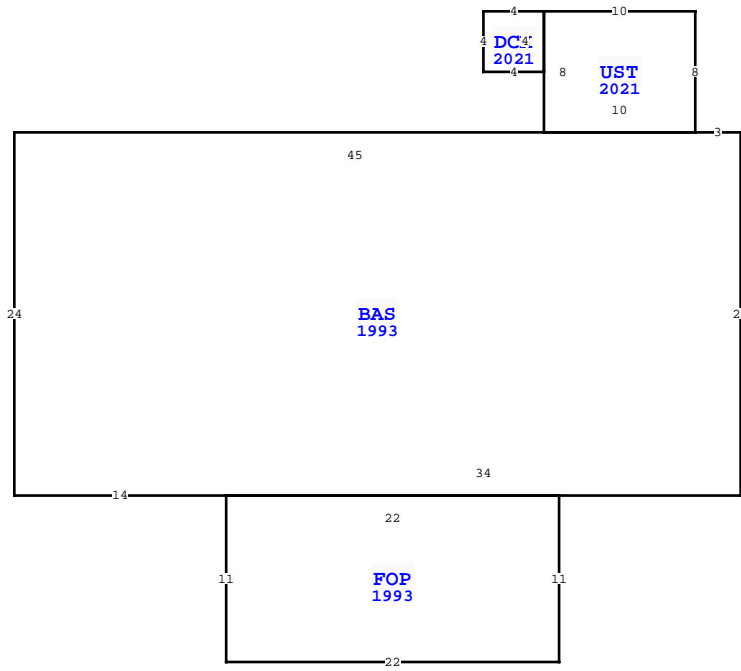




ELEMENT		CD	BUILDING CHARACTERISTICS		CONSTRUCTION	
Foundation	01	WOOD FRAME	100			
Frame	02	WOOD FRAME	100			
Exterior Wall	30	VINYL	100			
Roof Structur	03	GABLE/HIP	100			
Roof Cover	12	MODULAR MT	100			
Interior Wall	05	DRYWALL	100			
Interior Floo	07	VYL PLANK	100			
Heating Type	04	AIR DUCTED	100			
Air Condition	03	CENTRAL	100			
Bedrooms		3	100			
Bathrooms		2	100			
Stories	1.	1.	100			
Class	00	N/A	100			
Units		0	100			
Quality	04	ABOVE AVERAGE				
DOR CODE	0200	MOBILE HOME				
MAP NUM	2	MKT AREA	11			
NEIGHBORHOOD/LOC	000	1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE	
BAS	1,152	100	1993	1,152	94,523	
DCK	16	10	2021	2	164	
FOP	242	35	1993	85	6,974	
UST	80	55	2021	44	3,611	
TOTALS	1,490			1,283	105,272	

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	93.24	119,627	1985	2017	0	0	12.00	88.00	
Heated Area: 1152 HX Base Yr 2022												



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY		STANDARD	
Tax Group: 3		Tax Dist:	
BUILDING MARKET VALUE		105,272	
TOTAL MARKET OB/XF VALUE		562	
TOTAL LAND VALUE - MARKET		25,000	
TOTAL MARKET VALUE		130,834	
SOH/AGL Deduction		18,008	
ASSESSED VALUE		112,826	
TOTAL EXEMPTION VALUE		HX HB 50,000	
BASE TAXABLE VALUE		62,826	
TOTAL JUST VALUE		130,834	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		109,540	
PU NEW TRAV,CHG RCVR,FLOR,CHG CODE XFOB LN-1			
PU NEW TRAV,CHG RCVR,FLOR,CHG CODE XFOB LN-1			
CHG DCK1993 TO UOP1993			
5 YR PRCL CK, DEM XFOB LN 3, PU FLOR2 TO TILE			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
21000319	DEMO-CO	0	03/23/2021
21000287	ELEC-CC	0	03/17/2021

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1220/0606	7/20/2021	WD Q	Q	I	01	135,000
GRANTOR: OTTER CREEK VENTURES						
GRANTEE: SEIVERS CORY W & BU						
1197/0239	3/08/2021	WD Q	Q	I	01	28,000
GRANTOR: WALKER RHONDA S FKA C						
GRANTEE: OTTER CREEK VENTURE						

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	100	12	16			6.00	100	1987	1987	3	20	230	
2	0620	WOOD UTL B	0	100	12	16	SF	6.00	6.00	100	1987	1987	3	20	230	
3	0940	OPEN SHED	0	100	16	8	SF	4.00	4.00	100	1987	1987	3	20	102	
TOTALS													562			

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			0.00	0.00	1.00	LT		1.00	1.00	1.00	25,000.00	25,000.00	25,000							