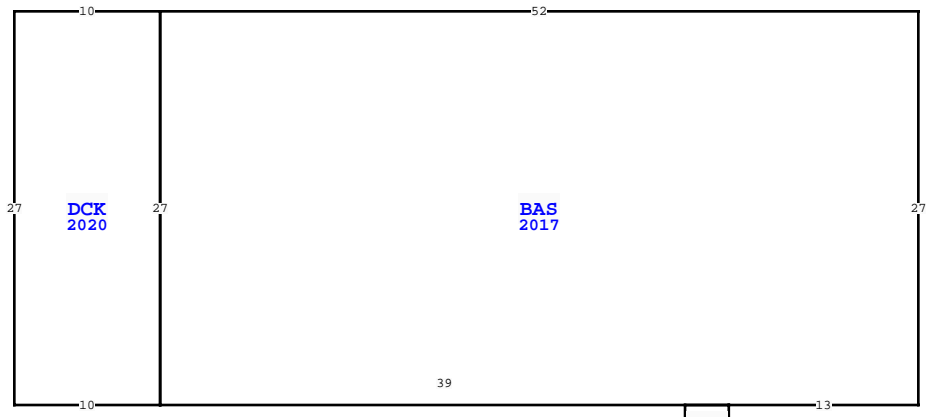


BUILDING CHARACTERISTICS	
ELEMENT	CD CONSTRUCTION
Foundation	01 WOOD FRAME 100
Frame	02 WOOD FRAME 100
Exterior Wall	30 VINYL 100
Roof Structur	03 GABLE/HIP 100
Roof Cover	03 COMP SHNGL 100
Interior Wall	05 DRYWALL 100
Interior Floor	07 VYL PLANK 50
Interior Floor	14 CARPET 50
Heating Type	13 HEAT PUMP 100
Air Condition	13 HEAT PUMP 100
Bedrooms	3 100
Bathrooms	2 100
Quality	03 AVERAGE
DOR CODE	5000 IMPRVD AG RES
MAP NUM	4 MKT AREA 01
NEIGHBORHOOD/LOC	000 1.00/
AREA TYPE	TOTAL GROSS AREA PCT OF BASE YEAR TOT ADJ AREA SUBAREA MARKET VALUE
BAS	1,404 100 2017 1,404 93,838
DCK	9 10 2017 1 67
DCK	270 10 2020 27 1,805
TOTALS	1,683 1,432 95,709

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%	- 2018	75.95	108,760	2017	2017	0	0	12.00	88.00
			Heated Area: 1404			HX Base Yr 2018					



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			95,709
TOTAL MARKET OB/XF VALUE			438
TOTAL LAND VALUE - MARKET			45,000
TOTAL MARKET VALUE			112,447
SOH/AGL Deduction			41,384
ASSESSED VALUE			71,063
TOTAL EXEMPTION VALUE	HX HB		46,063
BASE TAXABLE VALUE			25,000
TOTAL JUST VALUE			141,147
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			91,106
MM 5 YR CK, PU DCK IN NEW TRV.			
2021 AG RENEWAL RECVD			
VACANT LAND. 2018 IMPROVED			
MLD 2018 LATE FILE APPROVAL LETTER . 2017 WAS			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
17000592	MH SETUP-CO	0	04/28/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1371/0413	7/29/2024	WD Q	I	01		267,000
GRANTOR: PLOUFFE JAMES ADAM						
GRANTEE: KELLEY CHELSEA D						
0997/0177	4/14/2016	WD U	V	30		100
GRANTOR: PLOUFFE JOSEPH TANNER						
GRANTEE: PLOUFFE JAMES ADAM						

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	8		96.00	SF	6.00				438	

BLD DATE		07/27/2017	MMSR		LGL DATE		07/27/2017	MMSR	
XF DATE					LAND DATE				
INC DATE					AG DATE				

BUILDING NOTES											
BUILDING DIMENSIONS											
BAS=[YR=2017] W52 DCK=[YR=2020] W10 S27 E10 N27\$S27 E39											
DCK=[YR=2017] W3 S3 E3 N3\$ E13 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	000210	C	MH RURAL	100			0.00	0.00	1.00	AC		1.00	1.00	1.00	15,000.00	15,000.00	15,000							
2	005970	A	TIMBER MIX 1	0			0.00	0.00	4.00	AC		1.00	1.00	1.00	325.00	325.00	1,300							