

COMM NW COR OF SW1/4 OF SE1/4, R
E 530.81 FT TO POB, CONT E 171.3
FT, SW 412.96 FT, N 280.39 FT, E

CRUM MITCHELL A SR/NGUYEN TUYET T
PO BOX 34
GRENNSBORO, FL 32330

2026

12-4S-17-08332-044



BUILDING CHARACTERISTICS					
ELEMENT	CD	CONSTRUCTION			
Exterior Wall	08	WD OR PLY 100			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	12	MODULAR MT 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	14	CARPET 90			
Interior Floo	08	SHT VINYL 10			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Stories	1.	1. 100			
Architectual	01	CONV 100			
Units		0 100			
Condition Adj	02	02 100			
Kitchen Adjus	01	01 100			
Quality		04	04		
DOR CODE		0200MOBILE HOME			
MAP NUM				MKT AREA	04
NEIGHBORHOOD/LOC		12417.010		1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,536	100		1,536	65,683
UOP	240	25	2025	60	2,566
USP	128	35	2025	45	1,924
TOTALS	1,904			1,641	70,173

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND	
0200	02	1,641	94.8195	77.75	127,588	1981	1981	0	0	0	45.00	55.00	
1 MANUF 1 0% - 2025 Heated Area: 1536 HX Base Yr													
UOP 2025 BAS USP 2025													
BLD DATE				LGL DATE				01/01/2025					