

MAGNOLIA GARDENS BLOCK D
 LOT 1 DB 59 P 96
 OR 108 P 98 OR 422 P 589

ALVAREZ AMBER
 69 STOKLEY RD
 CRAWFORDVILLE, FL 32327-0870

2024

00-00-078-013-10921-000


ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	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			2	100	
Bathrooms			2	100	
Story Height			0	100	
Stories	2.		2.	100	
Units			0	100	
Quality	08	FAIR			
DOR CODE	0100	SINGLE	FAMILY		
MAP NUM	3	MKT AREA		10	
NEIGHBORHOOD/LOC	13.00		1.25/		
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	612	100	2007	612	59,335
FOP	72	30	2007	22	2,133
FUS	612	100	2007	612	59,335
TOTALS	1,296			1,246	120,803

MARKET ADJUSTMENTS															
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND				
1	SINGLE FAM	100%	- 2015									Heated Area: 1224			HX Base Yr 2015

18

34

BAS
2007

34

18

18

34

FUS
2007

34

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4

FOP
2007

4

18

WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION SUMMARY					
VALUATION BY		STANDARD			
Tax Group: 3		Tax Dist:			
BUILDING MARKET VALUE		120,803			
TOTAL MARKET OB/XF VALUE		1,642			
TOTAL LAND VALUE - MARKET		15,300			
TOTAL MARKET VALUE		137,745			
SOH/AGL Deduction		42,467			
ASSESSED VALUE		95,278			
TOTAL EXEMPTION VALUE		50,000		HX HB	
BASE TAXABLE VALUE		45,278			
TOTAL JUST VALUE		137,745			
NCON VALUE		0			
INCOME VALUE					
PREVIOUS YEAR MKT VALUE		112,280			
5 YR PRCL CK, N/C - FUTURE PAPER					
CORRECTED SS#					
COA PER NCOA REPORT					
5 YR PRCL CH, N/C					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
20061828	SFD-CO	0	11/17/2006		
SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q / V / I	RSN CD	SALE PRICE
0956/0585	11/24/2014	WD U	I	12	46,100
GRANTOR: FEDERAL NATIONAL MORT					
GRANTEE: ALVAREZ AMBER					
0939/0100	3/13/2014	CT U	I	11	0
GRANTOR: CLERK OF COURT / MCCL					
GRANTEE: FEDERAL NATIONAL MO					
BUILDING NOTES					
BUILDING DIMENSIONS					
BAS=[YR=2007] W18 S34 FOP=[YR=2007] S4 E18 N4 W18\$ E18 N34\$ PTR= E10 FUS=[YR=2007] S34 E18 N34 W18\$ W10\$.					

EXTRA FEATURES		18 DUANE DR, CRAWFORDVILLE														
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	0956	PRIVACY FE	0	100	0	0			120.00	LF	2016	2016	3	72	1,642	
2	0605	PORT VINYL	0	100	6	6			36.00	SF	2016	2016	3	72	0	

TOTAL OB/XF		1,642	
BLD DATE	10/14/2020	MMAK	LGL DATE
XF DATE	10/14/2020	MMAK	LAND DATE
INC DATE			AG DATE
			03/09/2019
			JB

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	000100	C	SFR	100			50.00	100.00	1.00	LT		1.00	1.00	1.00	15,300.00	15,300.00	15,300							