

MAGNOLIA GARDENS BLOCK E
 LOT 24 DB 60 P 131
 OR 614 P 15 OR 629 P 83

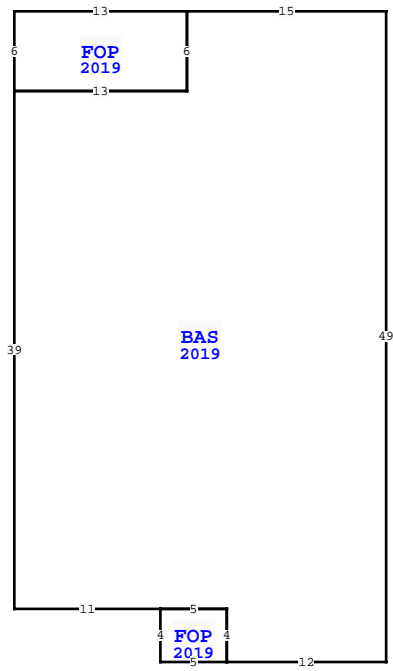
KAMM DONALD
 102 ANN CIR
 CRAWFORDVILLE, FL 32327

2024

00-00-078-013-10971-000

ELEMENT		BUILDING CHARACTERISTICS			
CD	CONSTRUCTION				
02	CONCR SLAB 100				
02	WOOD FRAME 100				
30	VINYL 100				
03	GABLE/HIP 100				
03	COMP SHNGL 100				
05	DRYWALL 100				
12	HARDWOOD 90				
11	CLAY TILE 10				
04	AIR DUCTED 100				
03	CENTRAL 100				
	3 100				
	2 100				
	0 100				
1.	1. 100				
	0 100				
08	FAIR				
0100	SINGLE FAMILY				
3	MKT AREA		10		
13.00		1.25/			
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,230	100	2019	1,230	145,380
FOP	20	30	2019	6	709
FOP	78	30	2019	23	2,719
TOTALS	1,328			1,259	148,808

MARKET ADJUSTMENTS														
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND			
0100	01	1,259	103.6800	123.12	155,008	2019	2019	0	0	4.00	96.00			
1 SINGLE FAM 0% - 0 Heated Area: 1230 HX Base Yr														



WAKULLA COUNTY PROPERTY				
VALUATION SUMMARY			PAGE 1 of 1	
VALUATION BY		STANDARD		
Tax Group: 3		Tax Dist:		
BUILDING MARKET VALUE		148,808		
TOTAL MARKET OB/XF VALUE		5,236		
TOTAL LAND VALUE - MARKET		15,300		
TOTAL MARKET VALUE		169,344		
SOH/AGL Deduction		17,039		
ASSESSED VALUE		152,305		
TOTAL EXEMPTION VALUE		0		
BASE TAXABLE VALUE		152,305		
TOTAL JUST VALUE		169,344		
NCON VALUE		0		
INCOME VALUE		0		
PREVIOUS YEAR MKT VALUE		138,459		
5 YR PRCL CK, CHG QUAL FROM FAIR TO AVG. - FUTURE				
5 YR PRCL CH, PU NEW SFD & XFOB LN 1-3				
5 YR PRCL CH, N/C				
CHGD O5 SALE QUAL Q TO U OUT OF TOWN SELLER				
PERMIT NUM	DESCRIPTION	AMT	ISSUED	
18001385	SFD-CO	0	12/18/2018	
SALES DATA				
OFF RECORD Number	DATE	TYPE INST	Q / V / I / RSN CD	SALE PRICE
1297/0212	1/12/2023	QC U	I 11	100
GRANTOR: D.E. KAMM CONSTRUCTIO				
GRANTEE: KAMM DONALD				
1013/0242	9/30/2016	WD Q	V 05	5,000
GRANTOR: SEASHOLTZ JOHN II & S				
GRANTEE: D.E. KAMM CONSTRUCT				
BUILDING NOTES				
BUILDING DIMENSIONS				
BAS=[YR=2019] W15 FOP=[YR=2019] W13 S6 E13 N6\$ S6 W13 S39 E11 FOP=[YR=2019] S4 E5 N4 W5\$ E5 S4 E12 N49\$.				

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	0210	CONCRETE D	0	0	0	0	700.00	SF	6.00	6.00	100	2019	2019	3	85	3,570	
2	0211	CONCRETE W	0	0	4	4	16.00	SF	6.00	6.00	100	2019	2019	3	85	82	
3	0955	PRIVACY FE	0	0	0	0	110.00	LF	15.00	15.00	100	2019	2019	3	96	1,584	
TOTALS															5,236		

LAND DESCRIPTION																								
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	0			50.00	100.00	1.00	LT		1.00	1.00	1.00	15,300.00	15,300.00	15,300							