

MAGNOLIA GARDENS BLOCK I
 LOT 38 DB 60 P 356
 OR 495 P 181 OR 958 P 391

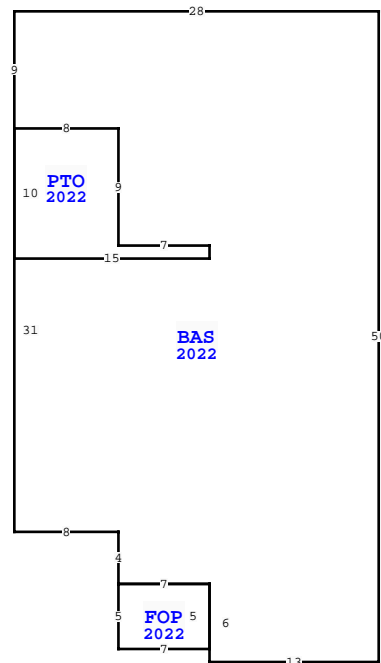
MANSFIELD ELIZABETH JANE
 43 LANCE LN
 CRAWFORDVILLE, FL 32327

2024

00-00-078-013-11069-000

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	07		VYL PLANK 100		
Heating Type	04		AIR DUCTED 100		
Air Condition	03		CENTRAL 100		
Bedrooms			3 100		
Bathrooms			2 100		
Story Height			0 100		
Stories	1.		1. 100		
Units			0 100		
Kitchen	GD		GOOD 100		
Quality	03		AVERAGE		
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	1,278	100	2022	1,278	194,717
FOP	35	30	2022	10	1,524
PTO	87	5	2022	4	610
TOTALS	1,400			1,292	196,851

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%	- 2023										
				Heated Area: 1278					HX Base Yr 2023				



WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			196,851
TOTAL MARKET OB/XF VALUE			4,394
TOTAL LAND VALUE - MARKET			15,300
TOTAL MARKET VALUE			216,545
SOH/AGL Deduction			36,417
ASSESSED VALUE			180,128
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			130,128
TOTAL JUST VALUE			216,545
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			174,882
5 YR PRCL CK, CHG TRAV, DEMO PTO, ADD PTOS, DEMO E			
MAILED VISITOR LETTER			
FR P/U SFD, XFOB, POWER 8/03/2022			
5 YR PRCL CH, N/C			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
PR22-000048	SFD-CO	0	04/26/2022

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1289/0195	10/25/2022	WD	Q	I	01	220,000
GRANTOR: S & P CONSTRUCTION &						
GRANTEE: MANSFIELD ELIZABETH						
1253/0430	4/28/2022	QC	U	I	11	100
GRANTOR: S&P INVESTMENT HOLDIN						
GRANTEE: S & P CONSTRUCTION						

EXTRA FEATURES		43 LANCE LN, 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	0210	CONCRETE D	0	100	37	20			6.00	100	2022	2022	3	97	4,307	
2	0211	CONCRETE W	0	100	5	3			6.00	100	2022	2022	3	97	87	

BLD DATE		LGL DATE	
XF DATE	INC DATE	LAND DATE	AG DATE
06/04/2021		03/09/2019	

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=2022] W28 S9PTO=[YR=2022] S10 E15 N1 W7 N9 W8S31 E8 S4 FOP=[YR=2022] S5 E7 N5 W7\$ E7 S6 E13 N50\$.									

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							