

MAGNOLIA GARDENS BLOCK J  
 LOT 18 DB 57 P 457  
 OR 982 P 601 OR 1346 P 53

BRIANT PROPERTIES LLC  
 6017 PINE RIDGE RD 114  
 NAPLES, FL 34119

**2024**

00-00-078-013-11078-000  


BUILDING CHARACTERISTICS										MARKET ADJUSTMENTS										WAKULLA COUNTY PROPERTY																							
ELEMENT	CD	CONSTRUCTION								TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND	VALUATION SUMMARY																					
																				<b>VALUATION BY</b> Tax Group: 3 Tax Dist: STANDARD <b>BUILDING MARKET VALUE</b> 0 <b>TOTAL MARKET OB/XF VALUE</b> 0 <b>TOTAL LAND VALUE - MARKET</b> 15,300 <b>TOTAL MARKET VALUE</b> 15,300 <b>SOH/AGL Deduction</b> 10,870 <b>ASSESSED VALUE</b> 4,430 <b>TOTAL EXEMPTION VALUE</b> 0 <b>BASE TAXABLE VALUE</b> 4,430 <b>TOTAL JUST VALUE</b> 15,300 <b>NCON VALUE</b> 0 <b>INCOME VALUE</b> <b>PREVIOUS YEAR MKT VALUE</b> 12,750																							
																				<b>SALES DATA</b> <table border="1"> <thead> <tr> <th>OFF RECORD Number</th> <th>DATE</th> <th>TYPE INST</th> <th>Q / U</th> <th>V / I</th> <th>RSN CD</th> <th>SALE PRICE</th> </tr> </thead> <tbody> <tr> <td>1346/0763</td> <td>6/10/2024</td> <td>WD Q</td> <td>Q</td> <td>I</td> <td>01</td> <td>227,400</td> </tr> </tbody> </table> GRANTOR: PAFFORD PROPERTIES & GRANTEE: BRIANT PROPERTIES L 1346/0053 2/06/2024 WD Q V 05 125,000 GRANTOR: HANWAY JACK GRANTEE: PAFFORD PROPERTIES										OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE	1346/0763	6/10/2024	WD Q	Q	I	01	227,400
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1346/0763	6/10/2024	WD Q	Q	I	01	227,400																																					
<b>TOTALS</b> <b>EXTRA FEATURES</b> 32 IMAGINARY LN, CRAWFORDVILLE										BLD DATE 06/03/2021 MMMK LGL DATE 03/09/2019 JB XF DATE INC DATE																																	
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																											
																	<b>BUILDING NOTES</b>																										
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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	DPHT FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSVR																			
1	000000	C	VAC RES	0			50.00	100.00	1.00	LT		1.00	1.00	1.00	15,300.00	15,300.00	15,300																										
<b>REVIEW DATE</b> 07/03/2024 <b>BY</b> Nwatts Total Acres: 0.11 Total Land Value: 15,300 Market: 0 Agricultural: 0 Common: 15,300 <b>PRINTED 05/13/2026 BY SYS</b>																																											