


MAGNOLIA GARDENS  
 BLOCK M LOT 21  
 DB 57 P 496 OR 1139 P 749

MCILWAIN SHAWN WILLIAM/MCILWAIN DIANE ELAINE  
 21 ROSEDALE AVE  
 ROSEDALE VALLEY, AB T4L-1Y4

2024

00-00-078-013-11224-000  


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											
															VALUATION BY STANDARD Tax Group: 3 Tax Dist: BUILDING MARKET VALUE 0 TOTAL MARKET OB/XF VALUE 0 TOTAL LAND VALUE - MARKET 15,300 TOTAL MARKET VALUE 15,300 SOH/AGL Deduction 8,645 ASSESSED VALUE 6,655 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 6,655 TOTAL JUST VALUE 15,300 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 12,750 5 YR PRCL CK N/C ITLW 1/8/2022 5 YR PRCL CH N/C-MM COA PER TCO 5 YR PRCL CH, N/C											
															PERMIT NUM DESCRIPTION AMT ISSUED											
															SALES DATA OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE 1139/0749 1/14/2020 WD U V 11 100 GRANTOR: ERICKSTAD FLOYD GRANTEE: MCILWAIN SHAWN WILL											
															BUILDING NOTES											
															BUILDING DIMENSIONS											
TOTALS															0											
EXTRA FEATURES						MELODY 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	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										
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	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV		
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									
REVIEW DATE 06/04/2024 BY LW Total Acres: 0.11 Total Land Value: 15,300 Market: 0 Agricultural: 0 Common: 15,300 PRINTED 08/20/2025 BY SYS																										