

MAGNOLIA GARDENS
 BLOCK N LOT 24&S 1/2 OF LOT 23
 OR 13 P 710 & OR 70 P 272

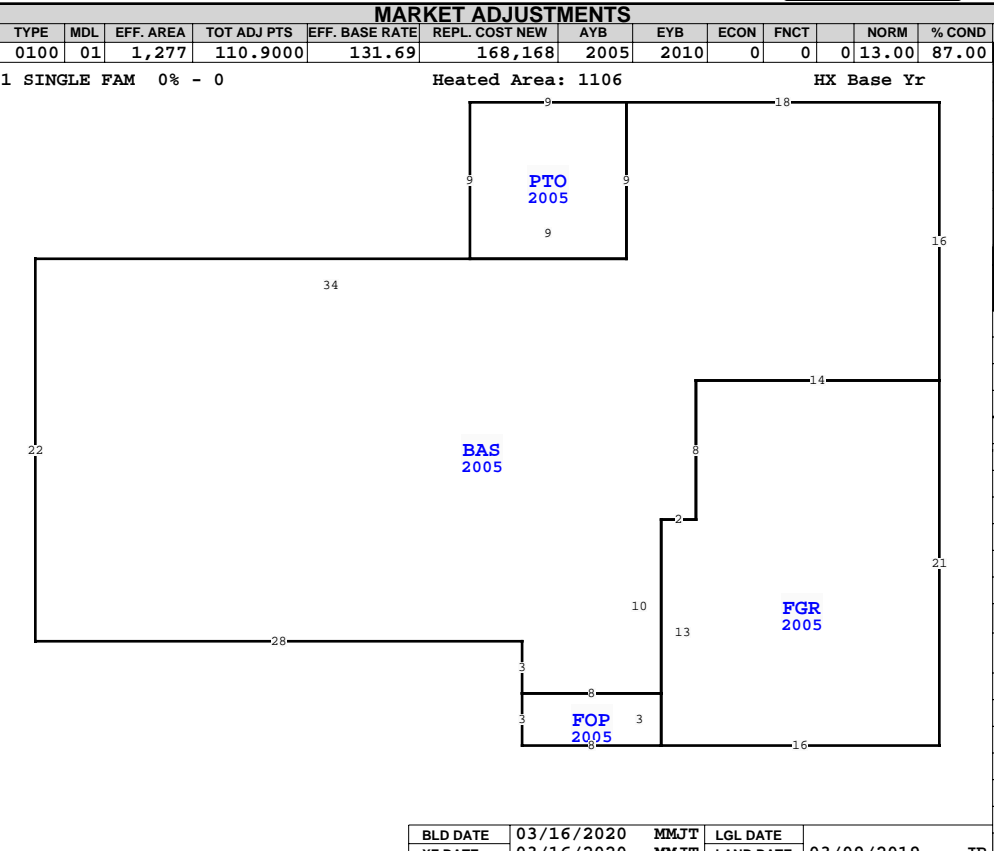
GARCIA WANDA
 9699 N. BELFORT CIRCLE
 FORT LAUDERDALE, FL 33321

2024

00-00-078-013-11274-000



ELEMENT		CD	CONSTRUCTION		
Foundation	02	CONCR	SLAB	100	
Frame	30	WOOD	FRAME	100	
Exterior Wall	02	VINYL	100		
Roof Structur	03	GABLE/HIP	100		
Roof Cover	03	COMP	SHNGL	100	
Interior Wall	05	DRYWALL	100		
Interior Floo	07	VYL	PLANK	70	
Interior Floo	14	CARPET	30		
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	
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	1,106	100	2005	1,106	126,715
FGR	320	50	2005	160	18,331
FOP	24	30	2005	7	802
PTO	81	5	2005	4	458
TOTALS	1,531			1,277	146,306



WAKULLA COUNTY PROPERTY				PAGE 1 of 1	3
VALUATION BY				STANDARD	
Tax Group: 3				Tax Dist:	
BUILDING MARKET VALUE				146,306	
TOTAL MARKET OB/XF VALUE				1,077	
TOTAL LAND VALUE - MARKET				15,300	
TOTAL MARKET VALUE				162,683	
SOH/AGL Deduction				17,126	
ASSESSED VALUE				145,557	
TOTAL EXEMPTION VALUE				0	
BASE TAXABLE VALUE				145,557	
TOTAL JUST VALUE				162,683	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				132,325	
2024 TRIM RTS - UTF; MAIL ADDR CORRECTED - CORR TR					
5 YR PRCL CK, N/C - FUTURE PAPER					
5 YR PRCL CK, PU FRAME, CHG FLOR, PU XFOB LN4					
ADD HX FOR 2019- CONFIDENTIAL OWNER					
PERMIT NUM	DESCRIPTION	AMT	ISSUED		
2005837	SFD	0	06/20/2005		

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1351/0895	3/17/2024	WD Q	Q	I	01	195,000
GRANTOR: MCELROY CASSIDY A & A						
GRANTEE: GARCIA WANDA						
1217/0781	7/01/2021	WD Q	Q	I	01	170,000
GRANTOR: SWOPE ANDREW						
GRANTEE: MCELROY CASSIDY A &						

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	26	20	520.00	SF	6.00	6.00	100	2005	2005	3	24	749	
2	0211	CONCRETE W	0	0	8	4	32.00	SF	6.00	6.00	100	2005	2005	3	24	46	
3	0211	CONCRETE W	0	0	4	4	16.00	SF	6.00	6.00	100	2005	2005	3	24	23	
4	0955	PRIVACY FE	0	0	0	0	18.00	LF	15.00	15.00	100	2019	2019	3	96	259	

TOTAL OB/XF													1,077					
158 MELODY LN, CRAWFORDVILLE													BLD DATE	03/16/2020	MMJJT	LGL DATE		
													XF DATE	03/16/2020	MMJJT	LAND DATE	03/09/2019	JB
													INC DATE			AG DATE		

BUILDING NOTES												
BAS=[YR=2005] W18 PTO=[YR=2005] W9 S9 E9 N9\$ S9 W34 S22 E28 S3 FOP=[YR=2005] S3 E8 N3 W8\$ E8 N10 E2 N8 E14 FGR=[YR=2005] W14 S8 W2 S13 E16 N21 \$ N16\$.												

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