MAGNOLIA GARDENS
BLOCK N LOT 28 & 29
DB 59 P 146 OR 350 P 755

BROWN PETER/BROWN AMANDA
165 TED LOTT LN
CRAWFORDVILLE, FL 32327

2024

00-00-078-013-11280-000

BUILDING CHARACTERISTICS

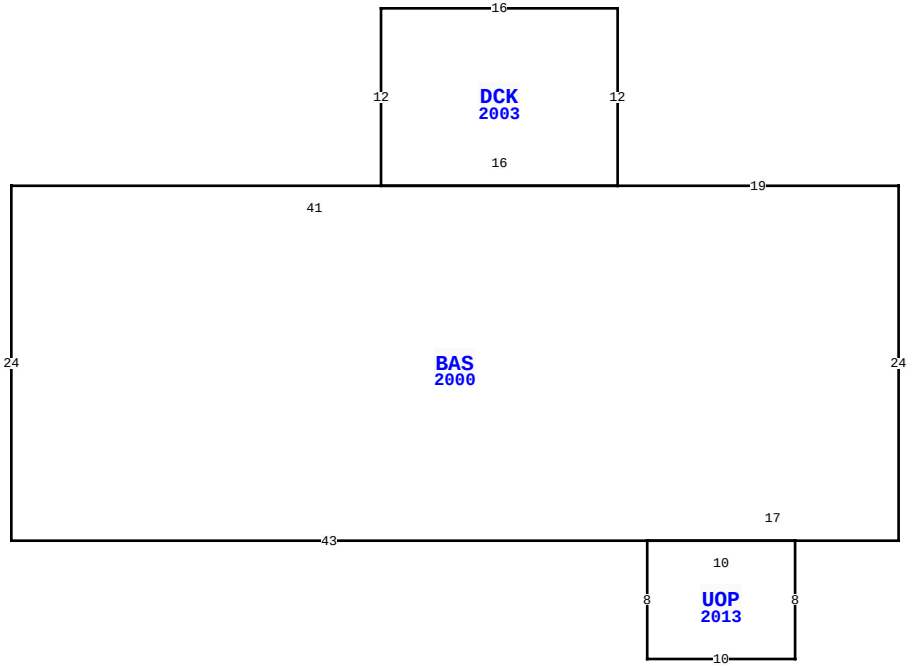
ELEMENT	CD	CONSTRUCTION
Foundation	01	WOOD FRAME 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 50
Interior Floo	14	CARPET 50
Heating Type	04	AIR DUCTED 100
Air Condition	03	CENTRAL 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Class	00	N/A 100
Units		0 100
Quality	08	FAIR
DOR CODE	0200	MOBILE HOME
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	1,440	100	2000	1,440	69,489
DCK	192	10	2003	19	917
UOP	80	25	2013	20	965
TOTALS	1,712			1,479	71,371

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0200	02	1,479	96.7500	84.66	125,212	2000	2000	0	0	0	43.00	57.00

1 MOBILE HOM 100% - 2015 Heated Area: 1440 HX Base Yr 2015



BLD DATE	03/17/2020	MMFR	LGL DATE		
XF DATE	03/17/2020	MMFR	LAND DATE	03/09/2019	JB
INC DATE			AG DATE		

165 TED LOTT LN, CRAWFORDVILLE

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		71,371
TOTAL MARKET OB/XF VALUE		1,083
TOTAL LAND VALUE - MARKET		45,900
TOTAL MARKET VALUE		118,354
SOH/AGL Deduction		82,523
ASSESSED VALUE		35,831
TOTAL EXEMPTION VALUE	HX HB DX	30,000
BASE TAXABLE VALUE		5,831
TOTAL JUST VALUE		118,354
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		71,917

5 YR PRCL CK,CHG EYB 2000 TO 2005, QUAL FAIR TO AV

5 YR PRCL CH N/C-MM

PLACING BACK IN MAIL TO PROPERTY OWNER

HX RENEWAL CARD RETURNED IN BAD CONDITION

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0908/0763	4/27/2013	WD	Q	I	01	29,500
GRANTOR: STEPHENS ALFRED & MOO						
GRANTEE: BROWN PETER & AMAND						
0864/0554	10/15/2011	QC	U	I	11	20,100
GRANTOR: MORGAN JOSEPH R						
GRANTEE: STEPHENS ALFRED & M						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2000] W19 DCK=[YR=2003] N12 W16 S12 E16$ W41 S24 E43
UOP=[YR=2013] S8 E10 N8 W10$ E17 N24$.

EXTRA FEATURES

LN	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	0140	FIRE PLACE	0	100	0	0	1.00	UT	1,900.00	1,900.00	100	2000	2000	3	57	1,083	

LAND DESCRIPTION

TOTAL OB/XF 1,083

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	000201	C	MH	100			100.00	100.00	1.00	LT		1.00	1.00	2.00	15,300.00	30,600.00	30,600							
2	000000	C	VAC RES	100			50.00	100.00	1.00	LT		1.00	1.00	1.00	15,300.00	15,300.00	15,300							

REVIEW DATE 08/09/2024 BY Nwatts Total Acres: 0.34 Total Land Value: 45,900 Market: 0 Agricultural: 0 Common: 45,900 PRINTED 05/06/2026 BY SYS