

MAGNOLIA GARDENS BLOCK N
 LOTS 44 & 45 DB 59 P 489
 OR 482 P 697 OR 523 P 61

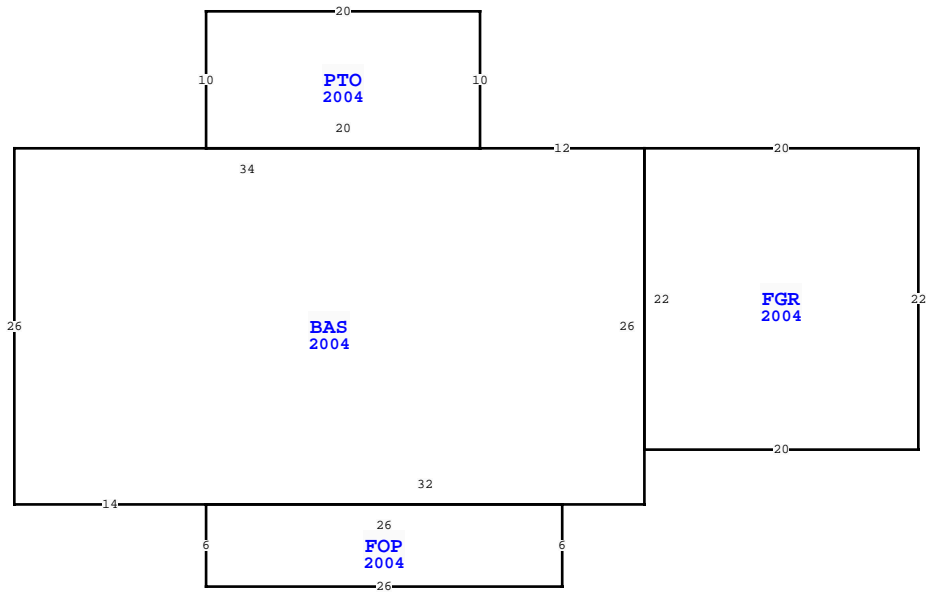
ROLON LEONARDO CARTAGENA
 117 TED LOTT LN
 CRAWFORDVILLE, FL 32327

2024

00-00-078-013-11295-000


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 Floor	10	LAMINATED 70
Interior Floor	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

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0100	01	1,473	110.9000	131.69	193,979	2004	2010	0	0	13.00	87.00		
1 SINGLE FAM 100% - 2023 Heated Area: 1196 HX Base Yr 2023													



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	1,196	100	2004	1,196	137,026
FGR	440	50	2004	220	25,206
FOP	156	30	2004	47	5,384
PTO	200	5	2004	10	1,146
TOTALS	1,992			1,473	168,762

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	100	36	16			576.00	100	2004	2004	3	23	795	
2	0211	CONCRETE W	0	100	28	3			84.00	100	2004	2004	3	23	116	
3	0955	PRIVACY FE	0	100	0	0			220.00	100	2014	2014	3	79	2,607	

117 TED LOTT LN, CRAWFORDVILLE													
BLD DATE	03/17/2020	MMFR	LGL DATE										
XF DATE	03/17/2020	MMFR	LAND DATE	03/09/2019 JB									
INC DATE			AG DATE										

WAKULLA COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			168,762
TOTAL MARKET OB/XF VALUE			3,518
TOTAL LAND VALUE - MARKET			30,600
TOTAL MARKET VALUE			202,880
SOH/AGL Deduction			51,218
ASSESSED VALUE			151,662
TOTAL EXEMPTION VALUE	HX HB	50,000	
BASE TAXABLE VALUE			101,662
TOTAL JUST VALUE			202,880
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			153,004
5 YR PRCL CK, CHG A/C, HTP - FUTURE PAPER			
PORT FROM 07621-004 ROLON			
5 YR PRCL CH N/C-MM			
ADD CHG PER VIA OWNR HEATHER 8506923872			
PERMIT NUM	DESCRIPTION	AMT	ISSUED
30462	SFR	0	07/01/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1287/0033	10/05/2022	WD Q	Q	I	01	215,000
GRANTOR: RYBAK ENTERPRISES, LL						
GRANTEE: ROLON LEONARDO CART						
0948/0630	8/08/2014	WD U	U	I	12	65,000
GRANTOR: SECRETARY OF HOUSING						
GRANTEE: RYBAK ENTERPRISES,						

BUILDING NOTES													

BUILDING DIMENSIONS													
FGR=[YR=2004] W20 BAS=[YR=2004] W12 PTO=[YR=2004] N10 W20 S10 E20\$ W34 S26 E14 FOP=[YR=2004] S6 E26 N6 W26\$ E32 N26\$ S22 E20 N22\$.													

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			100.00	100.00	1.00	LT		1.00	1.00	2.00	15,300.00	30,600.00	30,600							