

MAGNOLIA GARDENS
 BLOCK O LOT 28 & 29
 DB 58 P 1 & 2

HOLT DREW EDWARD
 4001 SHANDY CT RD
 ANCHORAGE, AK 99516

2024

00-00-078-013-11332-000


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 6,442 ASSESSED VALUE 8,858 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 8,858 TOTAL JUST VALUE 15,300 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 25,500 5 YR PRCL CK N/C ITLW 1/8/2022 5 YR PRCL CH N/C-MM 5 YR PRCL CH, N/C LT VAL CHG PER DOR STUDY																		
DOR CODE 0000 VACANT RESIDENTIAL																	PERMIT NUM				DESCRIPTION		AMT		ISSUED										
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																														
TOTALS																																			
EXTRA FEATURES						SHAR-MEL-RE 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	SALES DATA																
																			OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE										
																			BUILDING NOTES																
																			BUILDING DIMENSIONS																
LAND DESCRIPTION																	TOTAL OB/XF 0																		
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	CONSRV											
1	000000	C	VAC RES	0			100.00	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: 0.23 Total Land Value: 15,300 Market: 0 Agricultural: 0 Common: 15,300 PRINTED 05/06/2026 BY SYS																																			