MAGNOLIA GARDENS BLOCK 0
LOT 37 DB 60 P 363
OR 948 P 781 OR 1138 P 251

GAUTREAU MASON/GAUTREAU TARA SAVARESE
139 SHAR MEL RE LN
CRAWFORDVILLE, FL 32327

2024

00-00-078-013-11338-000

BUILDING CHARACTERISTICS

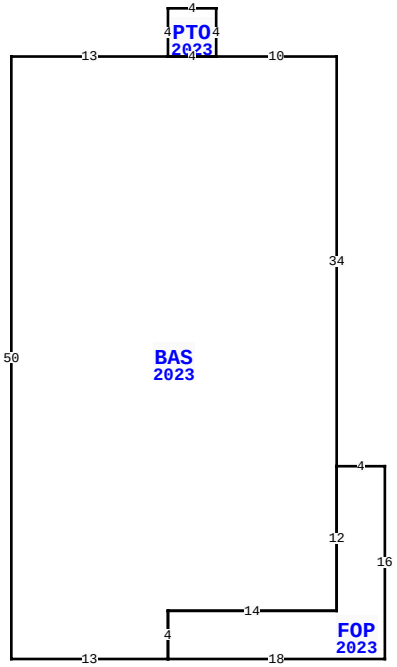
ELEMENT	CD	CONSTRUCTION
Foundation	02	CONCR SLAB 100
Frame	02	WOOD FRAME 100
Exterior Wall	30	VINYL 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	07	VYL PLANK 90
Interior Floo	11	CLAY TILE 10
Ceiling	09	9 FT 100
Heating Type	13	HEAT PUMP 100
Air Condition	13	HEAT PUMP 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Units		0 100
Condition Adj	12	AVERAGE 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	1,294	100	2023	1,294	170,717
FOP	120	30	2023	36	4,749
PTO	16	5	2023	1	132
TOTALS	1,430			1,331	175,599

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,331	111.1000	131.93	175,599	2023	2023	0	0	0	0.00	100.00

1 SINGLE FAM 0% - 2024 Heated Area: 1294 HX Base Yr



139 SHAR-MEL-RE LN, CRAWFORDVILLE

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

WAKULLA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	175,599
TOTAL MARKET OB/XF VALUE	4,728
TOTAL LAND VALUE - MARKET	15,300
TOTAL MARKET VALUE	195,627
SOH/AGL Deduction	0
ASSESSED VALUE	195,627
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	195,627
TOTAL JUST VALUE	195,627
NCON VALUE	180,327
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	12,750

5 YR PRCL CK, N/C

FR NCON & XFOB 08-03-2023

5 YR PRCL CH N/C-MM

5 YR PRCL CH, N/C

PERMIT NUM	DESCRIPTION	AMT	ISSUED
23000039	SFD-CO	0	01/31/2023

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1318/0402	6/26/2023	WD	Q	I	01	225,000

GRANTOR: SOUTHERN CONSTRUCTION

GRANTEE: GAUTREAU MASON & TA

1226/0454	8/31/2021	WD	Q	V	01	11,000

GRANTOR: ANGLERS CONSTRUCTION

GRANTEE: SOUTHERN CONSTRUCTI

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=30,10] E13 E4 E10 S34 S12 W14 S4 W13 N50 $
PTO=[YR=2023;ORIG=43,6] E4 S4 W4 N4 $
FOP=[YR=2023;ORIG=57,44] E4 S16 W18 N4 E14 N12 $
.

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	0210	CONCRETE D	0	0	0	0	776.00	SF	6.00	6.00	100	2024	2023	AV	100	4,656	
2	0211	CONCRETE W	0	0	3	4	12.00	SF	6.00	6.00	100	2024	2023	AV	100	72	

LAND DESCRIPTION

TOTAL OB/XF 4,728

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	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							

REVIEW DATE 07/29/2024 BY Nwatts Total Acres: 0.11 Total Land Value: 15,300 Market: 0 Agricultural: 0 Common: 15,300 PRINTED 05/06/2026 BY SYS