

MAGNOLIA GARDENS
 BLOCK P LOT 6
 DB 57 P 239 OR 310 P 607

COBB RICHARD D
 417 SW RIDDLE LANE
 LAKE CITY, FL 32024

2024

00-00-078-013-11361-000


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 10,870 ASSESSED VALUE 4,430 TOTAL EXEMPTION VALUE 0 BASE TAXABLE VALUE 4,430 TOTAL JUST VALUE 15,300 NCON VALUE 0 INCOME VALUE PREVIOUS YEAR MKT VALUE 12,750 5 YR PRCL CK N/C ITLW 1/8/2022 5 YR PRCL CH N/C-MM 5 YR PRCL CH, N/C CHGD MAILING ADDRESS PER PO FORM 3547											
																				PERMIT NUM DESCRIPTION AMT ISSUED SALES DATA OFF RECORD Number DATE TYPE INST Q U / V I / RSN CD SALE PRICE 0631/0318 12/14/2005 WD Q V 02 30,000 GRANTOR: ANDY STEPHANY CONSTRU GRANTEE: COBB RICHARD D 0590/0268 4/28/2005 WD Q V 02 90,000 GRANTOR: LEE GRANTEE: ANDY STEPHANY CONST											
DOR CODE 0000 VACANT RESIDENTIAL										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										TED LOT7 LN, CRAWFORDVILLE										BLD DATE XF DATE INC DATE											
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	LGL DATE LAND DATE AG DATE 03/09/2019 JB														
EXTRA FEATURES										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	DPTH 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			50.00	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: 0.11 Total Land Value: 15,300 Market: 0 Agricultural: 0 Common: 15,300 PRINTED 05/06/2026 BY SYS																															